



From: Michelle Garakian <michelle.garakian@lacity.org>
Sent: Monday, March 02, 2015 10:02 AM
To: Jessica Whaley
Cc: Elan Shore
Subject: Re: Metrics

Sorry, I'm so swamped with SXSW planning. Below is a list of folks you should invite. I cannot disclose their email info though. These are the members of the Mayor's tech council:

| | | | |
|--------------|---------------|---|--|
| Frank | Addante | CEO, Founder and Chief Architech | Rubicon Project |
| Tom | Andrus | SVP & GM | AXS.com |
| Deigo | Berdakin | Co-Founder | Beachmint |
| Greg | Bettinelli | Co-Founder | MuckerLab, Upfront Ventures, Hautelook |
| Paul | Bricault | Managing Partner | Amplify LA |
| Troy | Carter | Founder, Chairman, CEO | Atom Factory |
| Chirag | Chotalia | VP | Pritzker Gropu Venture Capital |
| Jack | Dangermond | Founder/President | ESRI |
| Kurt | Daradics | Business Development | ESRI |
| Sky | Dayton | Founder | Boingo Wireless |
| Walter | Driver | CEO | Scopely |
| Malik | Ducard | Content Partnerships Director | Google |
| Gil | Elbaz | Founder | Factual, Inc. |
| Susan | Feldman | Founder/CMO | OneKingsLane |
| Brian | Forde | Senior Advisor to US CTO | White House |
| Catherine | Geanuracos | Founder & Principal | New Economy Campaigns |
| Todd | Gitlin | Founder | Safire Partners |
| David | Hankin | President | Alfred Mann Foundation |
| Liz | Heller | Chief Alchemist | Buzztone |
| Kristina "Z" | Holly | | Entrepreneur in Residence |
| A. Dylan | Jadeja | CFO | Riot Games |
| Jim | Jonassen | Founder & CEO | Jim Jonassen & Associates |
| Van | Jones | CEO & Co-Founder | Rebuild the Dream |
| Lilly | Kam | Director of STEM | I.am.angel Foundation |
| Scott | Lahman | Founder | Jamdat/TextPlus |
| David | Lee | Founder | SV Angel |
| Ross | Levinsohn | CEO | Guggenheim Digital Media |
| Dan'l | Lewin | CVP-Technology and Civic Engagment | Microsoft |
| Adam | Lilling | CEO | Plus Capital |
| Howard | Marks | Co-Chair | Start Engine |
| Matt | Mazzeo | Venture Investor | Lowercase Capital |
| Adam | Miller | President & CEO | Cornerstone OnDemand |
| Ron | Miller | Partner | Start Engine |
| Kelly | Mullens Brown | President, Strategy, Marketing and Communications | Ryan Seacrest Enterprises |
| Jason | Nazar | CEO | Docstoc.com |
| Jeffrey | Pion | Vice Chairman-Brokerage Services | CBRE |

| | | | |
|---------------------------|------------|--------------------------------|---|
| Tony | Pritzker | Managing Partner & Co-Founder | Pritzker Group |
| Steve | Reneker | CTO & GM | ITA |
| Nolan | Rollins | President & CEO | LA Urban League |
| Bill | Ross | Partner | Jim Jonassen & Associates |
| Ashish | Soni | Founding Director | USC Viterbi Student Innovation Institute |
| Evan | Spiegel | CEO | Snapchat |
| Mark | Suster | Partner | Upfront Ventures |
| Jeff | Stibel | Chairman and CEO | Dun & Bradstreet |
| Jonathan | Taplin | Professor | USC Annenberg School of Communications / Annenberg Innovation Lab |
| Amir | Tehrani | | Entrepreneur in Residence |
| Sam | Teller | Co-Founder & Managing Director | Launchpad LA |
| Mark | Terbeek | Partner | Greycroft Partners |
| David | Thomas | CTO | NastyGal |
| Dave | Toomey | Partner | Cresa Partners |
| Scott | Trowbridge | SVP | Disney Imagineering |
| Fred | Walti | Executive Director | Cleantech LA |
| Michael | Yanover | VP & Managing Partner | CAA |
| Will.i.am | | Founder | I.am.angel Foundation |



Michelle Garakian
Office of Economic Development
[Los Angeles Mayor Eric Garcetti](#)
213-978-0600
 

On Fri, Feb 27, 2015 at 4:35 PM, Jessica Whaley <JWhaley@downtownla.com> wrote:

Elan said that some of this should be in a study that we have commissioned from Beacon Economics. He has not been able to review that data yet. HI have CC'd him above to follow up.

A friendly reminder about anyone you'd like included for our launch. We are sending out invites and a Press Release on Monday. ☺



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: [\(213\) 416-7529](tel:(213)416-7529)
Fax: [\(213\) 624-0858](tel:(213)624-0858)
email: jwhaley@downtownla.com
go to www.DowntownLA.com



From: Michelle Garakian [mailto:michelle.garakian@lacity.org]
Sent: Monday, February 23, 2015 5:56 PM
To: Jessica Whaley

Subject: Metrics


Jessica,

Do you track information like the following or are you looking into that from a regional perspective?

Is tech or any other industry in downtown growing faster than in any other neighborhood, or is it commensurate with other parts of L.A.?

Thanks
Michelle



Michelle Garakian
Office of Economic Development
[Los Angeles Mayor Eric Garcetti](#)
[213-978-0600](#)


From: Michael Filson
Sent: Monday, March 02, 2015 1:59 PM
To: Raquel Favela
Subject: RE: Food Truck Fridays

Perfect. Thanks!

Mike Filson

Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017 • main (213) 624-2146 • fax (213) 624-0858 •
email mfilson@downtownla.com • go to www.DowntownLA.com

From: Raquel Favela [<mailto:raquel.favela@lacity.org>]
Sent: Monday, March 02, 2015 1:45 PM
To: Michael Filson
Subject: Re: Food Truck Fridays

Hi Mike,

I have attached the Pershing Square Food Truck Friday Schedule for March. No logo yet, but I've also attached a couple of pictures.

Let me know if you have any questions.

Thank you,

On Fri, Jan 30, 2015 at 3:24 PM, Michael Filson <MFilson@downtownla.com> wrote:
Thanks...is there a photo or logo I can use as well?

Mike Filson

Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017 • main [\(213\) 624-2146](tel:2136242146) • fax [\(213\) 624-0858](tel:2136240858) •
email mfilson@downtownla.com • go to www.DowntownLA.com

From: Raquel Favela [<mailto:raquel.favela@lacity.org>]
Sent: Friday, January 30, 2015 1:22 PM
To: Michael Filson
Subject: Re: Food Truck Fridays

Hello Michael,

Please find the Food Truck Friday schedule for the month of February in the attached document.
Let me know if you have any other questions.

Thanks for sharing!

On Thu, Jan 29, 2015 at 1:59 PM, Michael Filson <MFilson@downtownla.com> wrote:
Do you have a schedule of Food Trucks for Pershing Square on Fridays?

I want to post something on social media. Also, do you have the hours/

Thanks



Mike Filson

Economic Development & Marketing Assistant

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 624-2146 x223](tel:(213)624-2146x223)

direct [\(213\) 416-7524](tel:(213)416-7524)

fax [\(213\) 624-0858](tel:(213)624-0858)

email mfilson@DowntownLA.com

go to www.DowntownLA.com



--

Raquel Favela

Pershing Square Outdoor Concert & Event Center

City of L.A., Dept. of Rec. & Parks

532 S. Olive St.

Los Angeles 90013

ph: [\(213\)847-4970](tel:(213)847-4970) fx: [\(213\)485-0985](tel:(213)485-0985)

LAParks.org/PershingSquare

Like us: facebook.com/PershingSquareLA

--

Raquel Favela

Pershing Square Outdoor Concert & Event Center

City of L.A., Dept. of Rec. & Parks

532 S. Olive St.

Los Angeles 90013

ph: (213)847-4970 fx: (213)485-0985

LAParks.org/PershingSquare

Like us: facebook.com/PershingSquareLA

From: Michael Filson
Sent: Tuesday, March 03, 2015 5:50 PM
To: Lucia Singer; james.ellison@lacity.org
Cc: Jann Berman
Subject: RE: Halloween Fire Marshall Check

Lucia,

I'm out of the office today but I'll take care of this tomorrow.

Sent from my device. Excuse any errors.

----- Original message -----

From: Lucia Singer <lucia@bermansingerpr.com>
Date: 03/03/2015 5:17 PM (GMT-08:00)
To: james.ellison@lacity.org, Michael Filson <MFilson@downtownla.com>
Cc: Jann Berman <jann@bermansingerpr.com>
Subject: Halloween Fire Marshall Check

Hi Mike,

I received a call today from Jim (cced above) trying to clear up the accounting for the Fire Marshall bill.

We think because you paid it with DCBID check it hasn't been registered as paid because it was in our name.

Jim says if you have a copy of the check that was used to pay the bill that would help.

His number if you have additional questions is 213-978-3452

Thank you so much for the help.

Cheers,

Lucia

Sent from my iPhone
Please excuse any typos!

From: Michael Filson
Sent: Wednesday, March 04, 2015 9:13 AM
To: Lucia Singer; james.ellison@lacity.org
Cc: Jann Berman
Subject: RE: Halloween Fire Marshall Check
Attachments: 2389_001.pdf

Importance: High

Lucia & Jim,

Attached is the copy of the cashed check (cashed on 10/28/14) and Delinquency Notice for the Annual Halloween Event. If you need anything else, please let me know.

Jim,
Please confirm this has been taken care of.

Thanks!

Mike Filson

Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017 • main (213) 624-2146 • fax (213) 624-0858 • email mfilson@downtownla.com
• go to www.DowntownLA.com

-----Original Message-----

From: Lucia Singer [<mailto:lucia@bermansingerpr.com>]
Sent: Tuesday, March 03, 2015 5:17 PM
To: james.ellison@lacity.org; Michael Filson
Cc: Jann Berman
Subject: Halloween Fire Marshall Check

Hi Mike,

I received a call today from Jim (cced above) trying to clear up the accounting for the Fire Marshall bill.

We think because you paid it with DCBID check it hasn't been registered as paid because it was in our name.

Jim says if you have a copy of the check that was used to pay the bill that would help.

His number if you have additional questions is 213-978-3452

Thank you so much for the help.

Cheers,

Lucia

Sent from my iPhone
Please excuse any typos!



CITY OF LOS ANGELES

NOTICE OF DELINQUENCY

Page 1

| Customer Number | Invoice Number | Date Printed | Due Date |
|------------------|----------------|--------------|------------|
| 1100532870 | 38 FSS15000076 | 12-08-14 | 12-06-14 |
| Customer Name | | | Amount Due |
| BERMAN SINGER PR | | | \$256.00 |

For any questions about this invoice, please contact: Carla Saturno-Robinson
213-978-3471

Invoice Charges

| Line No. | Description | No. Units | Measure | Unit Price | Charges/Credits |
|-----------------------|------------------------------|-----------|---------|------------|-----------------|
| 13 | APONTE, HUMBERTO -- 10/31/14 | 4 | HOUR | \$64.00 | \$256.00 |
| Total Invoice Charges | | | | | \$256.00 |

| | | |
|-------------------------|---|-----------------|
| Credit Payments Applied | - | \$0.00 |
| Total Amount Due | | \$256.00 |

If payment has already been made please disregard this notice.

EVENT NAME: DCBID HALLOWEEN EVENT
DATE: OCT 31, 2014
LOCATION: FIDM/PARK
WORK ORDER:
PERMIT: 89048
AGENT: LUCIA SINGER - (310) 666-8108

YOUR INVOICE IS NOW PAST DUE. PLEASE REMIT YOUR PAYMENT TOGETHER WITH THE PENALTIES AND INTEREST DUE ON THIS NOTICE WITHIN 10 DAYS. NON-PAYMENT MAY SUBJECT YOU TO FURTHER PENALTIES AND INTEREST, REFERRAL TO COLLECTIONS AND COLLECTION FEES UP TO 45% OF THE TOTAL DUE TO RECOVER COLLECTION COSTS. A \$35 NSF FEE WILL BE ASSESSED FOR ALL RETURNED ITEMS. IF YOU HAVE SENT YOUR PAYMENT, PLEASE DISREGARD THIS NOTICE.

213-978-3452

CHECK # 5665
CASHED 10/28/14

Return this portion with your payment.

NOTICE OF DELINQUENCY

| Customer Number | Invoice Number | Date Printed |
|------------------|----------------|-----------------|
| 1100532870 | 38 FSS15000076 | 12-08-14 |
| Customer Name | | Due Date |
| BERMAN SINGER PR | | 12-06-14 |
| Amount Due | | Amount Enclosed |
| \$256.00 | | \$ |



CITY OF LOS ANGELES

Please write Invoice Number on check or money order.
DO NOT MAIL CASH

Bill To:

BERMAN SINGER PR
466 DOWNES RD.
LOS ANGELES CA 90025

Please make checks payable to: CITY OF LOS ANGELES, FIRE DEPT

Remit To:

CITY OF LOS ANGELES TREASURER
PO BOX 845252
LOS ANGELES CA 90084-5252

38 FSS15000076 0000000000025600 6



View Check Copy

| Check Number | Date Posted | Check Amount | Account Number |
|--------------|-------------|--------------|--|
| 5665 | 10/28/14 | \$256.00 | EXPANDED BUSINESS SERVICES PACKAGE XXXXX0341 |

20073 89040 5665

DOWNTOWN CENTER BUSINESS BID
628 WILSHIRE BLVD., SUITE 800
LOS ANGELES, CA 90017
(213) 624-1213

Wells Fargo Bank, N.A.
California
C.C. 24-1620

DATE
10/27/2014

AMOUNT
\$256.00

TWO HUNDRED FIFTY-SIX AND XX : 100

CITY OF LA. DEPT OF FIRE
200 N MAIN STREET, STE. 17-D
LOS ANGELES, CA 90012

TWO SIGNATURES REQUIRED
Suzanne Kelly
[Signature]

⑈05665⑈ ⑆122000247⑆224756034⑈

10/28/14
256.00

01
28/2014

WELLS FARGO BANK, N.A.
LOS ANGELES, CA
PRINTED ON RECYCLED PAPER

Equal Housing Lender

© 1995 - 2014 Wells Fargo. All rights reserved.

From: Michael Filson
Sent: Thursday, March 05, 2015 11:07 AM
To: James Ellison; Lucia Singer
Cc: Jann Berman
Subject: RE: Halloween Fire Marshall Check

Thanks Jim!
Glad it's taken care of.

Mike Filson

Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017 • main (213) 624-2146 • fax (213) 624-0858 •
email mfilson@downtownla.com • go to www.DowntownLA.com

From: James Ellison [<mailto:james.ellison@lacity.org>]
Sent: Thursday, March 05, 2015 9:52 AM
To: Lucia Singer
Cc: Michael Filson; Jann Berman
Subject: Re: Halloween Fire Marshall Check

I found the backup and I will void the invoice. Sorry for the confusion.

Thank You

On Wed, Mar 4, 2015 at 9:40 AM, Lucia Singer <lucia@bermansingerpr.com> wrote:
Thanks so much Mike.

Sent from my iPhone
Please excuse any typos!

> On Mar 4, 2015, at 9:12 AM, Michael Filson <MFilson@downtownla.com> wrote:

>

> Lucia & Jim,

>

> Attached is the copy of the cashed check (cashed on 10/28/14) and Delinquency Notice for the Annual Halloween Event. If you need anything else, please let me know.

>

> Jim,

> Please confirm this has been taken care of.

>

> Thanks!

>

>

>

> Mike Filson

>

>
> Downtown Center Business Improvement District
> 626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017 * main [\(213\) 624-2146](tel:2136242146) * fax [\(213\) 624-0858](tel:2136240858) * email
mfilson@downtownla.com * go to www.DowntownLA.com

>
>
> -----Original Message-----

> From: Lucia Singer [mailto:lucia@bermansingerpr.com]
> Sent: Tuesday, March 03, 2015 5:17 PM
> To: james.ellison@lacity.org; Michael Filson
> Cc: Jann Berman
> Subject: Halloween Fire Marshall Check

>
> Hi Mike,

>
> I received a call today from Jim (cced above) trying to clear up the accounting for the Fire Marshall bill.

>
> We think because you paid it with DCBID check it hasn't been registered as paid because it was in our name.

>
> Jim says if you have a copy of the check that was used to pay the bill that would help.

>
> His number if you have additional questions is [213-978-3452](tel:2139783452)

>
> Thank you so much for the help.

>
> Cheers,

>
> Lucia

>
> Sent from my iPhone
> Please excuse any typos!
> <2389_001.pdf>

From: Ken Nakano
Sent: Saturday, March 07, 2015 12:25 PM
To: Miller, Mark
Cc: Steve Saletros (30006@lapd.lacity.org)
Subject: Re: Information Only small fire (homeless encampment) on Kosciuszko and Hope Street

Fyi - we have been working with LAPD and a group called exodus in trying to get that encampment cleared, I will have our teams follow up on this further

Ken Nakano
Director of Operations - DCBID

Sent from my iPhone

On Mar 7, 2015, at 10:50 AM, Miller, Mark <mmiller@MusicCenter.org> wrote:

Steve,

FYI

Mark

From: Kenny Valdez
Sent: Saturday, March 07, 2015 2:27 AM
Subject: Information Only small fire (homeless encampment) on Kosciuszko and Hope Street

Good Morning,

Earlier today at 0058 hours we noticed LAFD putting out a small fire just Southwest of Red Cat (Homeless encampment).
LAFD was not contacted by SOCC.



KENNY VALDEZ
SOCC Officer
Music Center Security Department

THE MUSIC CENTER
135 N. Grand Avenue
Los Angeles, CA 90012

P: (213) 972-3525
F: (213) 972-8066

musiccenter.org

This email is solely for the intended addressee, and may contain privileged or confidential information. If you are not the intended recipient, please do not use or distribute this material. If you have received this communication in error, please notify me immediately, return this transmission, and delete or destroy any copies.

<2015-03-07T00_57.53.608.jpg>

<2015-03-07T00_58.31.109.jpg>

<2015-03-07T00_59.27.976.jpg>

<2015-03-07T01_08.29.383.jpg>

<2015-03-07T01_10.14.451.jpg>

From: Haydee.Urita-Lopez@lacity.org
Sent: Tuesday, March 10, 2015 5:31 AM
To: Herman Pang
Subject: LA City Planning BID Case report
Attachments: BID_20150310_043000AM.pdf; BID_20150310_043000AM.csv

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Haydee Urita-Lopez, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

The information in the report is sorted by BID. If there are any questions, please contact Haydee Urita_Lopez at (213) 978-1162 or Haydee.Urita-Lopez@lacity.org.

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
02/22/2015 to 03/07/2015**

| Business Improvement District -- ARTS DISTRICT | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- BRENTWOOD VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD | | | | | | | |
|--|---------------------|------------------------|----|---------------------|--|------------------------------|-------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/25/2015 | DIR-2015-805-DB-SPR | 2377 W PICO BLVD 90006 | 1 | Wilshire | 93-UNIT; SENIOR HOUSING; COMPRISED OF A TWO-STORY PARKING GARAGE AND SIX-STORY OVER ONE STORY PARKING GARAGE WITH 48 PARKING STALLS AND 103 BICYCLE SPACES | DB-DENSITY BONUS | PHILLIP KAAINOA (213)247-2986 |
| 02/25/2015 | ENV-2015-806-EAF | 2377 W PICO BLVD 90006 | 1 | Wilshire | 93-UNIT; SENIOR HOUSING; COMPRISED OF A TWO-STORY PARKING GARAGE AND SIX-STORY OVER ONE STORY PARKING GARAGE WITH 48 PARKING STALLS AND 103 BICYCLE SPACES | EAF-ENVIRONMENTAL ASSESSMENT | PHILLIP KAAINOA (213)247-2986 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- CENTURY CITY | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CHATSWORTH | | | | | | | |
|---|------------------|-----------------------------|----|---------------------------|--|------------------------------|-------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/27/2015 | ENV-2015-848-EAF | 21755 W DEVONSHIRE ST 91311 | 12 | Chatsworth - Porter Ranch | ZONE VARIANCE TO PERMIT EMPLOYEE PARKING IN THE R1 ZONE. | EAF-ENVIRONMENTAL ASSESSMENT | MARGARET TAYLOR (818)398-2740 |
| 02/27/2015 | ZA-2015-847-ZV | 21755 W DEVONSHIRE ST 91311 | 12 | Chatsworth - Porter Ranch | ZONE VARIANCE TO PERMIT EMPLOYEE PARKING IN THE R1 ZONE. | ZV-ZONE VARIANCE | MARGARET TAYLOR (818)398-2740 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- CHINATOWN | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- DOWNTOWN CENTER | | | | | | | |
|--|---------------------|----------------------|----|---------------------|--|------------------------------------|------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/23/2015 | ENV-2015-759-EAF | 515 W 7TH ST 90014 | 9 | Central City | PLAN APPROVAL | EAF-ENVIRONMENTAL ASSESSMENT | EDD NAVARRETTE (213)687-6863 |
| 02/23/2015 | ZA-2015-758-PAB-CUX | 515 W 7TH ST 90014 | 9 | Central City | PLAN APPROVAL | PAB-PLAN APPROVAL BOOZE | EDD NAVARRETTE (213)687-6863 |
| 02/25/2015 | ZA-2015-807-MCUP | 924 S OLIVE ST 90015 | 9 | Central City | MASTER CUP FOR 4 ON-SITE AND OF-SITE FULL LINE PERMITS WITHIN THE COMMERCIAL SPACE OF THE MIXED-USE PROJECT (14;500 SF.) AND THE OUTDOOR DINING AREAS (3;220 SF.); WITH OPTION FOR BEER/WINE PERMITS. | MCUP-MASTER CONDITIONAL USE PERMIT | JIM REIS (310)838-2400 |
| Total cases: 3 | | | | | | | |

| Business Improvement District -- EAST HOLLYWOOD |
|---|
|---|

| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Total cases: 0 | | | | | | | |

| Business Improvement District -- ENCINO COMMONS | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- FASHION DISTRICT | | | | | | | |
|---|------------------|----------------------|----|---------------------|--|---------------------------------------|-----------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/27/2015 | DIR-2015-844-CDO | 950 S BROADWAY 90015 | 14 | Central City | FACADE RENOVATION TO AN EXISTING BUILDING. | CDO-COMMUNITY DESIGN OVERLAY DISTRICT | ANDRE SOROUDI (310)207-3100 |
| 02/27/2015 | ENV-2015-845-CE | 950 S BROADWAY 90015 | 14 | Central City | FACADE RENOVATION TO AN EXISTING BUILDING. | CE-CATEGORICAL EXEMPTION | ANDRE SOROUDI (310)207-3100 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- FIGUEROA CORRIDOR | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- GATEWAY TO LOS ANGELES | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HOLLYWOOD MEDIA DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LARCHMONT VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LINCOLN HEIGHTS | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LITTLE TOKYO | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LOS FELIZ VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- MELROSE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- NORTH HOLLYWOOD TRANSIT | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- OLD GRANADA VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- PANORAMA CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR) | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH PARK | | | | | | | |
|---|------------------|------------------------|----|---------------------|--|------------------------------------|------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/25/2015 | ZA-2015-810-MCUP | 1020 S GRAND AVE 90015 | 9 | Central City | MASTER CUP FOR 3 ON-SITE AND OF-SITE FULL LINE PERMITS WITHIN THE COMMERCIAL SPACE OF THE MIXED-USE PROJECT (12;000 SF.) AND THE OUTDOOR DINING AREAS (2;370 SF.); WITH OPTION FOR BEER/WINE PERMITS. | MCUP-MASTER CONDITIONAL USE PERMIT | JIM REIS (310)828-2400 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- STUDIO CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SUNSET AND VINE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- TARZANA SAFARI WALK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTCHESTER | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTWOOD | | | | | | | |
|---|----------------------|-------------------------|----|---------------------|--|--------------------------|--------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/23/2015 | DIR-2015-750-DRB-SPP | 1145 S GAYLEY AVE 90024 | 5 | Westwood | EXTERIOR ALTERATION AND NEW SIGN TO AN EXISTING BUILDING | DRB-DESIGN REVIEW BOARD | PABLO WOLF (310)860-6071 |
| 02/23/2015 | ENV-2015-751-CE | 1145 S GAYLEY AVE 90024 | 5 | Westwood | EXTERIOR ALTERATION AND NEW SIGN TO AN EXISTING BUILDING | CE-CATEGORICAL EXEMPTION | PABLO WOLF (310)860-6071 |

[illegible]

| Business Improvement District -- WILMINGTON COMMERCIAL | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WILSHIRE CENTER | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

From: Haydee.Urita-Lopez@lacity.org
Sent: Tuesday, March 10, 2015 5:31 AM
To: Ken Nakano
Subject: LA City Planning BID Case report
Attachments: BID_20150310_043000AM.pdf; BID_20150310_043000AM.csv

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Haydee Urita-Lopez, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

The information in the report is sorted by BID. If there are any questions, please contact Haydee Urita_Lopez at (213) 978-1162 or Haydee.Urita-Lopez@lacity.org.

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
02/22/2015 to 03/07/2015**

| Business Improvement District -- ARTS DISTRICT | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- BRENTWOOD VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD | | | | | | | |
|--|---------------------|------------------------|----|---------------------|--|------------------------------|-------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/25/2015 | DIR-2015-805-DB-SPR | 2377 W PICO BLVD 90006 | 1 | Wilshire | 93-UNIT; SENIOR HOUSING; COMPRISED OF A TWO-STORY PARKING GARAGE AND SIX-STORY OVER ONE STORY PARKING GARAGE WITH 48 PARKING STALLS AND 103 BICYCLE SPACES | DB-DENSITY BONUS | PHILLIP KAAINOA (213)247-2986 |
| 02/25/2015 | ENV-2015-806-EAF | 2377 W PICO BLVD 90006 | 1 | Wilshire | 93-UNIT; SENIOR HOUSING; COMPRISED OF A TWO-STORY PARKING GARAGE AND SIX-STORY OVER ONE STORY PARKING GARAGE WITH 48 PARKING STALLS AND 103 BICYCLE SPACES | EAF-ENVIRONMENTAL ASSESSMENT | PHILLIP KAAINOA (213)247-2986 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- CENTURY CITY | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CHATSWORTH | | | | | | | |
|---|------------------|-----------------------------|----|---------------------------|--|------------------------------|-------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/27/2015 | ENV-2015-848-EAF | 21755 W DEVONSHIRE ST 91311 | 12 | Chatsworth - Porter Ranch | ZONE VARIANCE TO PERMIT EMPLOYEE PARKING IN THE R1 ZONE. | EAF-ENVIRONMENTAL ASSESSMENT | MARGARET TAYLOR (818)398-2740 |
| 02/27/2015 | ZA-2015-847-ZV | 21755 W DEVONSHIRE ST 91311 | 12 | Chatsworth - Porter Ranch | ZONE VARIANCE TO PERMIT EMPLOYEE PARKING IN THE R1 ZONE. | ZV-ZONE VARIANCE | MARGARET TAYLOR (818)398-2740 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- CHINATOWN | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- DOWNTOWN CENTER | | | | | | | |
|--|---------------------|----------------------|----|---------------------|--|------------------------------------|------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/23/2015 | ENV-2015-759-EAF | 515 W 7TH ST 90014 | 9 | Central City | PLAN APPROVAL | EAF-ENVIRONMENTAL ASSESSMENT | EDD NAVARRETTE (213)687-6863 |
| 02/23/2015 | ZA-2015-758-PAB-CUX | 515 W 7TH ST 90014 | 9 | Central City | PLAN APPROVAL | PAB-PLAN APPROVAL BOOZE | EDD NAVARRETTE (213)687-6863 |
| 02/25/2015 | ZA-2015-807-MCUP | 924 S OLIVE ST 90015 | 9 | Central City | MASTER CUP FOR 4 ON-SITE AND OF-SITE FULL LINE PERMITS WITHIN THE COMMERCIAL SPACE OF THE MIXED-USE PROJECT (14;500 SF.) AND THE OUTDOOR DINING AREAS (3;220 SF.); WITH OPTION FOR BEER/WINE PERMITS. | MCUP-MASTER CONDITIONAL USE PERMIT | JIM REIS (310)838-2400 |
| Total cases: 3 | | | | | | | |

| Business Improvement District -- EAST HOLLYWOOD |
|---|
|---|

| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Total cases: 0 | | | | | | | |

| Business Improvement District -- ENCINO COMMONS | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- FASHION DISTRICT | | | | | | | |
|---|------------------|----------------------|----|---------------------|--|---------------------------------------|-----------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/27/2015 | DIR-2015-844-CDO | 950 S BROADWAY 90015 | 14 | Central City | FACADE RENOVATION TO AN EXISTING BUILDING. | CDO-COMMUNITY DESIGN OVERLAY DISTRICT | ANDRE SOROUDI (310)207-3100 |
| 02/27/2015 | ENV-2015-845-CE | 950 S BROADWAY 90015 | 14 | Central City | FACADE RENOVATION TO AN EXISTING BUILDING. | CE-CATEGORICAL EXEMPTION | ANDRE SOROUDI (310)207-3100 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- FIGUEROA CORRIDOR | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- GATEWAY TO LOS ANGELES | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HOLLYWOOD MEDIA DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LARCHMONT VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LINCOLN HEIGHTS | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LITTLE TOKYO | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LOS ANGELES DOWNTOWN INDUSTRIAL DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- LOS FELIZ VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- MELROSE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- NORTH HOLLYWOOD TRANSIT | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- OLD GRANADA VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- PANORAMA CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR) | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH PARK | | | | | | | |
|---|------------------|------------------------|----|---------------------|--|------------------------------------|------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/25/2015 | ZA-2015-810-MCUP | 1020 S GRAND AVE 90015 | 9 | Central City | MASTER CUP FOR 3 ON-SITE AND OF-SITE FULL LINE PERMITS WITHIN THE COMMERCIAL SPACE OF THE MIXED-USE PROJECT (12;000 SF.) AND THE OUTDOOR DINING AREAS (2;370 SF.); WITH OPTION FOR BEER/WINE PERMITS. | MCUP-MASTER CONDITIONAL USE PERMIT | JIM REIS (310)828-2400 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- STUDIO CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SUNSET AND VINE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- TARZANA SAFARI WALK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTCHESTER | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTWOOD | | | | | | | |
|---|----------------------|-------------------------|----|---------------------|--|--------------------------|--------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 02/23/2015 | DIR-2015-750-DRB-SPP | 1145 S GAYLEY AVE 90024 | 5 | Westwood | EXTERIOR ALTERATION AND NEW SIGN TO AN EXISTING BUILDING | DRB-DESIGN REVIEW BOARD | PABLO WOLF (310)860-6071 |
| 02/23/2015 | ENV-2015-751-CE | 1145 S GAYLEY AVE 90024 | 5 | Westwood | EXTERIOR ALTERATION AND NEW SIGN TO AN EXISTING BUILDING | CE-CATEGORICAL EXEMPTION | PABLO WOLF (310)860-6071 |

[illegible]

| Business Improvement District -- WILMINGTON COMMERCIAL | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WILSHIRE CENTER | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

From: Bringing Back Broadway <bringingbackbroadway@lacity.org>
Sent: Wednesday, March 11, 2015 4:37 PM
To: Ken Nakano
Subject: Screenings and Concerts and Theatre Tours, Oh My!

Screenings and Concerts and Theatre Tours, Oh My!

Hey friends! As Bringing Back Broadway gears up to plan the Jan. 2016 Night on Broadway in celebration of the 8th anniversary of Councilmember Huizar's Bringing Back Broadway, we can't help but notice the incredible momentum that is building week to week in these marvelous Broadway venues.

Grab your buddies and head out to Broadway! Enjoy screenings of old classics, watch a live performance at one of our favorite street's beautiful historic theatres, or put on your dancing shoes and audition for your 15 minutes of fame.

The Theatre at Ace Hotel "ALL ABOUT" Tour

Saturday, March 14, 2015, 10:00am (doors open at 9:30am), \$20

Join our friends at the [Los Angeles Historical Theatre Foundation](#) on their next ALL ABOUT Tour to learn about The United Artists Theatre, recently revitalized by the [Ace Hotel](#). LAHTF presented the first public tour last year when Ace took over operations. Due to ongoing work at that time, the tour was limited to public areas. Now that work in the Theatre is finished, this tour will take you on stage and behind the scenes! The event sold out last year, but here's another chance to see the old United Artists Theatre and learn ALL ABOUT its unique history! Attendees are welcome to stay afterward for the annual LAHTF awards presentation at around 12:30 p.m.

NOTE: Online ticket buyers are guaranteed admission. Tickets will only be sold at the door if available.

[Buy Tickets](#)

"SO YOU THINK YOU CAN DANCE" Audition

Sunday, March 15 12:00 P.M., Orpheum Theatre

Got the moves to be on TV? Get on center stage at the historic [Orpheum Theatre](#) and audition for the upcoming season of "[So You Think You Can Dance](#)," which will feature a new twist in the competition: stage dancers vs. street dancers.

NOTE: Event is on the same day as the [L.A. Marathon](#).

There's a ton more happening in the coming weeks at the Orpheum too! From [Ani DiFranco](#) on March 18 to [Widespread Panic](#) on March 24-25 to [Amy Schumer](#) on March 27. Check them out! For more info and other upcoming events at The Orpheum, visit <http://laorpheum.com/events/>

BEDROCK L.A. PRESENTS: The Grand Ole Echo Kickoff Party

Tuesday, March 17, 8:30PM, FREE, [The Ace Hotel](#)

[Bedrock.LA](#) is excited to celebrate the 2015 [Grand Ole Echo](#) season's beginning with a kickoff party Upstairs at Ace Hotel DTLA. Get your butts down there for some country jams and cocktails! For the full listing of Ace Hotel events, visit

<http://www.acehotel.com/calendar/losangeles>

"Bonnie and Clyde" Screening at The Million Dollar Theatre

Saturday, March 21, 8:00 p.m., \$10, [The Million Dollar Theatre](#)

[Grand Central Market](#) and [The Million Dollar Theatre](#), in partnership with [Vintage Los Angeles](#), present the 1967 American classic "[Bonnie and Clyde](#)" at The Million Dollar Theatre! Starring Warren Beatty and Faye Dunaway, this biographical crime drama directed by Arthur Penn received two Academy Awards and ushered in the "New Hollywood" era. Cinephiles can experience the legendary bank robbers' return to the silver screen with this special screening at the landmark Million Dollar Theatre, the first movie palace built by Sid Grauman. Before the show, select vendors at the iconic Grand Central Market will be open late so you can enjoy the food and culture next door. Garage parking is available after 6 p.m. at 308 S. Hill St., just south of 3rd St. for \$6.

For tickets: <http://bonnieandclyde.brownpapertickets.com/>

WILL CALL AT MILLION DOLLAR THEATRE BOX OFFICE - 7:00 PM

Film, Dance and "Stuff You Should Know" at The Palace Theatre

Check out what's coming up at [The Palace Theatre](#)!

Return to Oz

Saturday, March 21, 7 P.M., \$20

Our favorite, most elegant and creative second run cinema and cos-play presenters, Cinespia, will present Walter Murch's darkly phantasmagoric *Return To Oz* (1985, 113 min), a bizarre film once considered too scary for young children. Doors 7 P.M./\$20. More info: <http://cinespia.org/event/return-oz/>

"Stuff You Should Know"

Monday, March 30, 7:00 P.M., \$34

HowStuffWorks writers Josh Clark and Charles W. "Chuck" Bryant talk about fringe science and other

topics in their Webby winning podcast Stuff You Should Know (SYSK), presented on stage by Live Nation, with drive up appearance by the Smilebooth Van! Doors 7 P.M./\$34. More info: <http://www.livenation.com/events/430992-mar-30-2015-stuff-you-should-know>

Dance Camera West Film Festival Opening Night!

Friday, May 1, 7 P.M., \$15

DCW presents the 14th Annual Dance Media Film Festival exploring dance through film, live performance and interactive media installations. Short films, documentaries, panels and animation, live performance. Doors 7pm/\$15. More info: www.dancecamerawest.org

Airborne Toxic Event Plays at The Tower Theatre

Sunday, March 22, 7 P.M., SOLD OUT, [The Tower Theatre](#)

Live Nation Presents Los Feliz's own The Airborne Toxic Event, whose artful blend of rock music and orchestral arrangements have garnered them a fanatical following, and word around the Tower is that ATE is due to be in fine experimental form. Doors 7 P.M./Sold Out. More info: <http://www.livenation.com/events/444770-mar-22-2015-the-airborne-toxic-event>

Last Remaining Seats

The [Los Angeles Conservancy](#)'s amazing "[Last Remaining Seats](#)" series is back again for its 29th year, screening classic films in historic movie palaces! If you attend all the screenings, you'll get to see five of Broadway's gems, with an audience full of film buffs, the way they were meant to be experienced.

Tickets for the 2015 season of Last Remaining Seats will go on sale to Conservancy members on Wednesday, March 25 for \$16, and the general public on Wednesday, April 8 for \$20. Mark your calendar - they always sell out! (Pro tip: become a Conservancy member now, save on tix later!)

Each screening includes a Q&A with filmmakers, actors or others involved with the film, or other special surprises that make each evening very special.

The 2015 schedule is as follows:

Psycho (1960)

Wednesday, June 10, 8pm

Million Dollar Theatre

City Lights (1931)

Saturday, June 13, 8pm

Los Angeles Theatre

Dios se lo pague/God Bless You (1948)

Wednesday, June 17, 8pm

Palace Theatre

co-presented with Latin American Cinemateca of Los Angeles

How to Marry a Millionaire (1953)

Saturday, June 20, 8pm

The Music Center's Dorothy Chandler Pavilion

Willy Wonka & The Chocolate Factory (1971)

Wednesday, June 24, 8pm

Orpheum Theatre

Raiders of the Lost Ark (1981)

Saturday, June 27, 2pm & 8pm

The Theatre at Ace Hotel

*films and theatres subject to change

BROADWAY FLASHBACKS

Night On Broadway 2015 at The Los Angeles Theatre

Here's a treat. If you missed Wilderbe's performance at [Los Angeles Theatre](#) during the [Night On Broadway](#) event, check out the Youtube video they just posted! <https://www.youtube.com/watch?v=VCFOOPvWA4M&sns=em>

ARE YOU FOLLOWING US?

If not, WHY not? No seriously, why not?
We're fun, and we love Broadway just like you!

www.BringingBackBroadway.com

[www.Facebook/BringingBackBroadway](https://www.facebook.com/BringingBackBroadway)

[Twitter: DTLA_Broadway](https://twitter.com/DTLA_Broadway)

[Instagram: BringingBackBroadway](https://www.instagram.com/BringingBackBroadway)

Until next time....

Bringing Back Broadway is an ambitious 10-year plan led by Councilmember José Huizar to revitalize the Historic Broadway corridor in downtown L.A. The historic Broadway corridor, part of an important National Register Historic District, is located in the center of downtown Los Angeles and in the heart of the Historic Core.

Goals of Bringing Back Broadway are to provide economic development and business assistance; re-activate Broadway's historic vacant theaters, as well as more than one million square feet of vacant commercial space and increase parking and transit options, including bringing the beloved streetcar back to downtown Los Angeles.

Under Councilmember Huizar's Bringing Back Broadway initiative, the area has already experienced a surge in new retail and restaurants, and is becoming a focal point for creative office and boutique hotel development with city policies aimed at creating flexibility for the reactivation of upper floor spaces.

This email was sent to knakano@downtownla.com. To stop receiving emails, [click here](#).



From: Communications Office <dot_public_info@lacity.org>
Sent: Wednesday, March 11, 2015 5:12 PM
To: Ken Nakano
Subject: Weekly Brief Wednesday February 11, 2015



Moving Los Angeles Forward



Photo Feature: Custom made knitted fabric 'covers' for street light poles from "Pop-up Broadway".

ASICS Los Angeles Marathon

Please be advised that the ASICS LA Marathon is taking place this Sunday, March 15, 2015. The route will be the same as last year: Dodger Stadium to the Sea, with street closures beginning as early as 3:00 AM. Expect delays and congestion in and around the event areas. See the [attached](#) Traffic Management Plan for further details.

What We Do Series: LADOT's Geometric Design Section

Sometimes we forget that after the vision, it all starts with a set of plans. LADOT's Geometric Design section is under the direction of Transportation Engineer Tim Conger. Tim and his group of 5 engineers and 4 draftspersons have produced over 140 approved striping plans totaling 66 miles this fiscal year alone for our city's vast network of roadways. This group turns ideas into reality.

LADOTbus.com At Your Fingertips

Have you ever been at a DASH stop and wondered when the next bus is going to arrive? Now you can use your smart phone and go to www.ladotbus.com for real-time arrival information for all Downtown DASH and selected community DASH routes. This site also works from your desktop computer as well for those who like to preplan their day.

2015 WTS-LA Mentorship: Invest Time In Your Career

Women Transportation Seminars- Los Angeles (WTS-LA) is launching its 2015 mentorship Program. If you are a member, you are invited to participate in this career-enhancing initiative. To participate, WTS-LA would like to know your interests and motivations for joining the program. Your application will be received by taking a short survey at www.surveymonkey.com/s/GCXZF6P by today, March 11, 2015.



THE VALLEY
MARCH 22, 2015
9am - 2:30pm



Pop-Up Chandler Cycletrack

CicLAvia and Pop-Up Chandler Cycletrack

On Sunday, March 22, CicLAvia is coming to the Valley from 9:00 AM - 2:30 PM. Adjacent to the North Hollywood Arts District Hub, the city will host the Pop-Up Chandler Cycletrack, a one-day "pop up" protected bicycle lane demonstration.

Pop-Up Chandler Cycletrack will create a temporary cycletrack, also known as a parking protected bicycle lane, along Chandler Boulevard between Vineland and Fair Avenues during the next CicLAvia on Sunday, March 22. Curbside parking will be restricted from 1:00 AM to 4:00 PM. However, to simulate the operational characteristics of a cycletrack, parking will be introduced in a designated area along Chandler Blvd. during the hours of 8:00 AM to 2:30 PM that day only.

Volunteers are needed to participate in this demonstration by parking their cars in the designated areas. To join in on this demonstration or to learn more, visit <http://bitly.com/PopUpChandlerParking>. For additional questions, contact David Somers at david.somers@lacity.org

Video: LADOT's Core Values - Accountability – Parking Management and Regulations

See how our Office of Parking Management and Regulations' Parking Facilities Group oversees one of the busiest city-owned parking facilities: the modern, state of the art Hollywood and Highland parking garage in order to provide a positive customer service experience to hundreds of people on a daily basis.



This message was sent to knakano@downtownla.com by:

Los Angeles Department of Transportation
100 S Main St, 10th Floor
Los Angeles, CA 90012
(213) 972-8470

[Forward to a Friend](#) | [Subscribe](#)

Unsubscribe:
If you would like to be removed from this list, please [click here](#).

Sent Using :
SimpleSend
www.simplesend.com

From: Communications Office <dot_public_info@lacity.org>
Sent: Wednesday, March 11, 2015 5:12 PM
To: Suzanne Holley
Subject: Weekly Brief Wednesday February 11, 2015

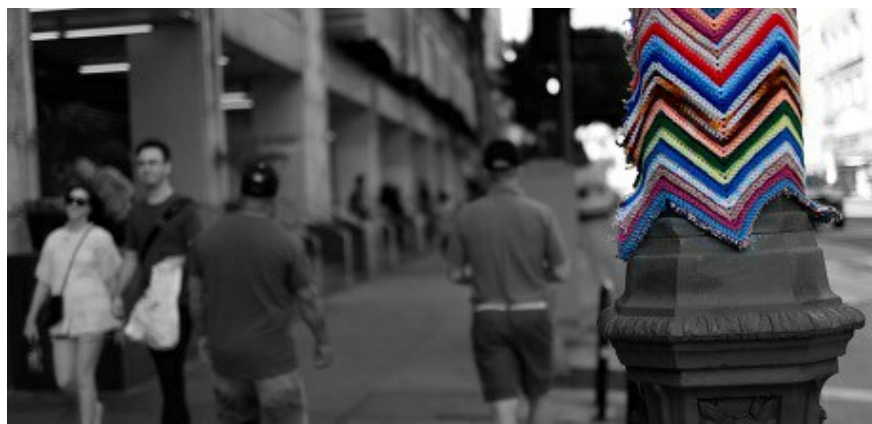


Photo Feature: Custom made knitted fabric 'covers' for street light poles from "Pop-up Broadway".

ASICS Los Angeles Marathon

Please be advised that the ASICS LA Marathon is taking place this Sunday, March 15, 2015. The route will be the same as last year: Dodger Stadium to the Sea, with street closures beginning as early as 3:00 AM. Expect delays and congestion in and around the event areas. See the [attached](#) Traffic Management Plan for further details.

What We Do Series: LADOT's Geometric Design Section

Sometimes we forget that after the vision, it all starts with a set of plans. LADOT's Geometric Design section is under the direction of Transportation Engineer Tim Conger. Tim and his group of 5 engineers and 4 draftspersons have produced over 140 approved striping plans totaling 66 miles this fiscal year alone for our city's vast network of roadways. This group turns ideas into reality.

LADOTbus.com At Your Fingertips

Have you ever been at a DASH stop and wondered when the next bus is going to arrive? Now you can use your smart phone and go to www.ladotbus.com for real-time arrival information for all Downtown DASH and selected community DASH routes. This site also works from your desktop computer as well for those who like to preplan their day.

2015 WTS-LA Mentorship: Invest Time In Your Career

Women Transportation Seminars- Los Angeles (WTS-LA) is launching its 2015 mentorship Program. If you are a member, you are invited to participate in this career-enhancing initiative. To participate, WTS-LA would like to know your interests and motivations for joining the program. Your application will be received by taking a short survey at www.surveymonkey.com/s/GCXZF6P by today, March 11, 2015.



THE VALLEY
MARCH 22, 2015
9am - 2:30pm



Pop-Up Chandler Cycletrack

CicLAvia and Pop-Up Chandler Cycletrack

On Sunday, March 22, CicLAvia is coming to the Valley from 9:00 AM - 2:30 PM. Adjacent to the North Hollywood Arts District Hub, the city will host the Pop-Up Chandler Cycletrack, a one-day "pop up" protected bicycle lane demonstration.

Pop-Up Chandler Cycletrack will create a temporary cycletrack, also known as a parking protected bicycle lane, along Chandler Boulevard between Vineland and Fair Avenues during the next CicLAvia on Sunday, March 22. Curbside parking will be restricted from 1:00 AM to 4:00 PM. However, to simulate the operational characteristics of a cycletrack, parking will be introduced in a designated area along Chandler Blvd. during the hours of 8:00 AM to 2:30 PM that day only.

Volunteers are needed to participate in this demonstration by parking their cars in the designated areas. To join in on this demonstration or to learn more, visit <http://bitly.com/PopUpChandlerParking>. For additional questions, contact David Somers at david.somers@lacity.org

Video: LADOT's Core Values - Accountability – Parking Management and Regulations

See how our Office of Parking Management and Regulations' Parking Facilities Group oversees one of the busiest city-owned parking facilities: the modern, state of the art Hollywood and Highland parking garage in order to provide a positive customer service experience to hundreds of people on a daily basis.



This message was sent to sholley@downtownla.com by:

Los Angeles Department of Transportation
100 S Main St, 10th Floor
Los Angeles, CA 90012
(213) 972-8470

[Forward to a Friend](#) | [Subscribe](#)

Unsubscribe:
If you would like to be removed from this list, please [click here](#).

Sent Using :
SimpleSend
www.simplesend.com

From: Lance Oishi <lance.oishi@lacity.org>
Sent: Thursday, March 12, 2015 10:48 AM
To: Christopher P. Stuckey, CCAM
Cc: Miguel.Vargas@lacity.org; sara.hernandez@lacity.org; diana yedoyan; Carol Schatz (DCBID); Suzanne Holley; Kevin Kershnik; Customer Service LA
Subject: Re: Library Court: 6th and Hope City's Bus Bench

Hello Mr. Stuckey,

My apologies for the delayed reply.

Our bus bench contractor has not reported any problems or unusual activities at the bus bench in question and our own inspection of the bench shows that the bench is in good repair and being properly maintained; the bench is inspected at least twice a week by our contractor and cleaned a minimum of once a week or more as required. The City also conducts its own periodic inspections to ensure our contractor is properly maintaining our benches. We understand your concerns and recognize that no one wishes to have transients and/or homeless frequenting the sidewalk area in front of their place of business or residence. Unfortunately, our transient and homeless population are present in all areas of the City and they are allowed to utilize our street furniture on a temporary basis just like anyone else. As long as such individuals are not occupying our bus benches for prolonged periods of time, restricting access on the sidewalk area, or are otherwise causing some sort of physical damage to our bus bench or the area immediately around it, our inclination is to leave the bench in place to encourage, facilitate, and support transit use.

We do have a process to vet such concerns which is to meet on site to review the situation and see if a mutually amenable resolution to such concerns can be achieved. If we are unsuccessful in finding a mutually amenable solution through our on-site meeting, then we request that the concerned party send us a formal letter of complaint to enable us to prepare a report and schedule a public hearing on the matter before the Board of Public Works. Once a hearing date is established, we notify the concerned party to enable them to appear at the hearing and explain their concerns in person before the Board of Public Works. Other persons besides the concerned party may also speak on the matter before the Board of Public Works. The Board of Public Works will consider the concerns brought forth during the hearing as well as staff recommendations and then make a determination to either remove the bench in question, or allow it to remain in place. All decisions made by the Board of Public Works through the hearing process are deemed final without appeal.

In accordance with our program practices, we'd like to meet with you on site to discuss this situation further and see if we can find an alternative, mutually acceptable way to address your noted concerns. In that regard, please let me know when you might be able to meet with us and we'll arrange an on-site meeting with ourselves and our contractor. If you'd prefer not to meet and have the matter referred directly to the Board of Public Works for a hearing, you may do that as well by simply sending us a formal letter of complaint addressed to:

Lance Oishi, Contract Administrator
Bureau of Street Services
1149 South Broadway, Suite 400
Los Angeles, CA 90015

Should you have any further questions or concerns, please feel free to contact me at any time.

Sincerely,

--

Lance Oishi, Contract Administrator
Streetscape Development and Coordinated Street Furniture Programs
City of Los Angeles, Bureau of Street Services

Phone: [\(213\) 847-0903](tel:(213)847-0903)

Fax: [\(213\) 847-0975](tel:(213)847-0975)

p.s. Ms. Shannon Eastenson retired from City service last fall so she is no longer working on this Program.

On Mon, Mar 9, 2015 at 3:14 PM, Christopher P. Stuckey, CCAM <ChristopherStuckey@theprimeas.com> wrote:
Good Afternoon and Hello Mr. Lance Oishi,

RE: REMOVAL OF BUS BENCH

The Board of Directors of Library Court Community Association, located at 630 W. 6th Street, Los Angeles, CA 90017, would like to request for the removal of Bus Bench, serving lines 487 and 489, located at the corner of 6th Street and Hope Street.

The request for removal is being submitted due to the unintended occupants having become a nuisance to the community and surrounding businesses. The bus bench often provides refuge and residence to local transients who harass business patrons and staff, homeowners and passers by. This is detrimental to the business on Hope Street and a safety concern for the residents and owners at Library Court.

I hope you will grant the request made by the Board of Directors of Library Court Community Association. Please note that Library Court is a community interest development with 91 owners, 91 owner who are willing to sign a petition and / or mail in post cards, if need be. The Board, however would like to have this matter handled with care and concern by the City, rather than going to such extreme measures.

We are willing to cooperate with the removal of the bus bench for the said transportation as long as it will take into consideration the needs of the community association and businesses within. I will call on Monday, March 16, 2015 to make a follow up or you may call me at [\(213\) 627-2965, ext. 162](tel:(213)627-2965) if you have any questions.

Respectfully,

By Direction of the Board of Directors

Library Court Community Association

Christopher Stuckey, CCAM | **Community Association Manager** | Prime Association Services | Phone [213-627-2965, Ext. 162](tel:213-627-2965) | Fax [213-626-0081](tel:213-626-0081)

Corporate Office | 635 Camino de los Mares, Suite 100, San Clemente, CA 92673 | Phone [800.706.7838](tel:800.706.7838) | Fax [800.706.7858](tel:800.706.7858) | **Los Angeles Office** | 304 S. Broadway, Suite 494, Los Angeles, CA 90013 | Phone [213.627.2965](tel:213.627.2965) | Fax [213.626.0081](tel:213.626.0081) | **Desert Office** | 36-953 Cook Street, Suite 101, Palm Desert, CA 92211 | Phone [760.360.5580](tel:760.360.5580) | Fax [760.360.5588](tel:760.360.5588) | **Inland Empire Office** | 25090 Jefferson Avenue, Ste D, Murrieta, CA 92562 | Phone [951.335.8563](tel:951.335.8563) | Fax [951.374.1651](tel:951.374.1651) | www.theprimeas.com |

Save a tree: Consider the environment before printing this email

This e-mail communication and any attachments, including documents, files, or previous e-mail messages, constitute electronic communications within the scope of the Electronic Communications Privacy Act, 18 USCA 2510 et al. This e-mail communication may contain non-public, confidential or legally privileged information intended for the sole use of the designated recipient(s). The unauthorized and intentional interception, use, copy or disclosure of such information, or attempt to do so, is strictly prohibited and may be unlawful under applicable laws. If you have received this e-mail communication in error, please immediately notify the sender by return e-mail and delete the original e-mail from your system.

From: Jessica Whaley
Sent: Thursday, March 12, 2015 2:35 PM
To: 'Diana Yedoyan'
Cc: Sara Hernandez; Diana Edoyan; Nick Griffin
Subject: RE: GET URBAN Launch Reception March 26th

Hi Diana! You read my mind! I was going to follow up after seeing Sara's email and I could not find the CM's scheduler's email. This is a big initiative we are about the launch that focuses on recruiting new businesses (in particularly tech and creative) into our office towers and reducing that 20% vacancy.

The reception came together quickly at the end so I apologize for the last minute request.. It would mean a ton if the CM can attend and say a few words about how great it is to office DTLA!

Let me know if you would like more details.

Thanks!

And congrats BTW!



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: (213) 416-7529
Fax: (213) 624-0858
email: jwhaley@downtownla.com
go to www.DowntownLA.com



From: Diana Yedoyan [<mailto:diana.yedoyan@lacity.org>]
Sent: Thursday, March 12, 2015 2:31 PM
To: Jessica Whaley
Cc: Sara Hernandez; Diana Edoyan
Subject: Re: GET URBAN Launch Reception March 26th

Hey Jessica,

Sara is trying to get through an insane amount of emails coming out of campaign so let me take this one and put in a scheduling request for the CM and she can respond when she gets the chance. Hope you're doing well!!

Thanks
Diana

On Mon, Mar 9, 2015 at 6:38 PM, Jessica Whaley <JWhaley@downtownla.com> wrote:
Hi Sara!

DCBID is preparing to launch our new economic development initiative entitled **GET URBAN; Get Downtown**, which will focus on recruiting more creative and tech companies to Downtown Los Angeles, while encouraging office space leasing. This is our big 2015 campaign.

We will officially launch the program with a VIP reception on **March 26th at CBRE Headquarters 5pm-7pm.** Key thought leaders from Downtown LA's office, creative, tech and civic community will be in attendance and we will premiere the Get Urban video. **An invitation with more details is attached in this email. Is the Councilman available to attend and make remarks?**

Please let me know as soon as possible. Thanks and chat soon!

ABOUT GET URBAN:

The Get Urban program consists of a series of monthly tours and showcases, each featuring several pioneering office space locations curated to highlight the latest in design and innovations in workplace environments. We have also produced a brochure and video, highlighting the many reasons why people should consider moving their business downtown. We included a testimonial from you on page 6 in our program brochure, using a quote from your Los Angeles Business Journal interview last year. To view and download the brochure, follow this link: <http://downtownla.com/geturban.asp>

If you would like more information on the **Get Urban** program, please feel free to contact me directly. We hope to celebrate the launch of **GET URBAN** with you on March 26!

Sincerely,



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: [\(213\) 416-7529](tel:(213)416-7529)
Fax: [\(213\) 624-0858](tel:(213)624-0858)
email: jwhaley@downtownla.com
go to www.DowntownLA.com



--

Diana Yedoyan
Downtown Field Deputy
Office of Councilmember José Huizar
City of Los Angeles | Council District 14

City Hall
200 N. Spring St | Room 465
Los Angeles, CA 90012
(213) 473-7014 office | (213) 847-0680 fax
diana.yedoyan@lacity.org

For regular updates and to sign up for our E-Newsletter, please visit our updated [Jose Huizar CD 14 website](#). Click on the icons below to follow us on Twitter, Facebook, and YouTube



From: Diana Yedoyan <diana.yedoyan@lacity.org>
Sent: Thursday, March 12, 2015 4:14 PM
To: Jessica Whaley
Cc: Sara Hernandez; Diana Edoyan; Nick Griffin; Yvette Rojas
Subject: Re: GET URBAN Launch Reception March 26th

Absolutely thanks Jessica! Will let you know what happens. For future reference, Yvette is the scheduler for the Councilmember and I have Cc'd her on this email!

Best
Diana

On Thu, Mar 12, 2015 at 2:35 PM, Jessica Whaley <JWhaley@downtownla.com> wrote:

Hi Diana! You read my mind! I was going to follow up after seeing Sara's email and I could not find the CM's scheduler's email. This is a big initiative we are about the launch that focuses on recruiting new businesses (in particularly tech and creative) into our office towers and reducing that 20% vacancy.

The reception came together quickly at the end so I apologize for the last minute request.. It would mean a ton if the CM can attend and say a few words about how great it is to office DTLA!

Let me know if you would like more details.

Thanks!

And congrats BTW!



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: [\(213\) 416-7529](tel:(213)416-7529)
Fax: [\(213\) 624-0858](tel:(213)624-0858)
email: jwhaley@downtownla.com
go to www.DowntownLA.com



From: Diana Yedoyan [mailto:diana.yedoyan@lacity.org]
Sent: Thursday, March 12, 2015 2:31 PM
To: Jessica Whaley
Cc: Sara Hernandez; Diana Edoyan
Subject: Re: GET URBAN Launch Reception March 26th

Hey Jessica,

Sara is trying to get through an insane amount of emails coming out of campaign so let me take this one and put in a scheduling request for the CM and she can respond when she gets the chance. Hope you're doing well!!

Thanks
Diana

On Mon, Mar 9, 2015 at 6:38 PM, Jessica Whaley <JWhaley@downtownla.com> wrote:
Hi Sara!

DCBID is preparing to launch our new economic development initiative entitled **GET URBAN; Get Downtown**, which will focus on recruiting more creative and tech companies to Downtown Los Angeles, while encouraging office space leasing. This is our big 2015 campaign.

We will officially launch the program with a VIP reception on **March 26th at CBRE Headquarters 5pm-7pm**. Key thought leaders from Downtown LA's office, creative, tech and civic community will be in attendance and we will premiere the Get Urban video. **An invitation with more details is attached in this email. Is the Councilman available to attend and make remarks?**

Please let me know as soon as possible. Thanks and chat soon!

ABOUT GET URBAN:

The Get Urban program consists of a series of monthly tours and showcases, each featuring several pioneering office space locations curated to highlight the latest in design and innovations in workplace environments. We have also produced a brochure and video, highlighting the many reasons why people should consider moving their business downtown. We included a testimonial from you on page 6 in our program brochure, using a quote from your Los Angeles Business Journal interview last year. To view and download the brochure, follow this link: <http://downtownla.com/geturban.asp>

If you would like more information on the **Get Urban** program, please feel free to contact me directly. We hope to celebrate the launch of **GET URBAN** with you on March 26!

Sincerely,



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: [\(213\) 416-7529](tel:(213)416-7529)
Fax: [\(213\) 624-0858](tel:(213)624-0858)
email: jwhaley@downtownla.com
go to www.DowntownLA.com



--

Diana Yedoyan
Downtown Field Deputy
Office of Councilmember José Huizar
City of Los Angeles | Council District 14

City Hall
200 N. Spring St | Room 465
Los Angeles, CA 90012

[\(213\) 473-7014](tel:(213)473-7014) office | [\(213\) 847-0680](tel:(213)847-0680) fax
diana.yedoyan@lacity.org

For regular updates and to sign up for our E-Newsletter, please visit our updated [Jose Huizar CD 14 website](#). Click on the icons below to follow us on Twitter, Facebook, and YouTube



--

Diana Yedoyan
Downtown Field Deputy
Office of Councilmember José Huizar
City of Los Angeles | Council District 14

City Hall
200 N. Spring St | Room 465
Los Angeles, CA 90012
(213) 473-7014 office | (213) 847-0680 fax
diana.yedoyan@lacity.org

For regular updates and to sign up for our E-Newsletter, please visit our updated [Jose Huizar CD 14 website](#). Click on the icons below to follow us on Twitter, Facebook, and YouTube



From: Paul Racs <paul.racs@lacity.org>
Sent: Friday, March 13, 2015 9:11 AM
To: Ron Colcol
Subject: Re: Tree Trimming Cycle

Ron
You should check with the Urban Forestry Division of Street Services (Ron Lorenzen @ 213 847-3144). He can give you better information than I could.

*Paul Racs, Director
Office of Community Beautification
City of Los Angeles
200 North Spring Street #356
Los Angeles, CA 90012*

On Thu, Mar 12, 2015 at 2:15 PM, Ron Colcol <RColcol@downtownla.com> wrote:
Hi Paul,

I just have a question and figured you would probably know the answer. When the BID first started I was told that the trees in Downtown were trimmed every 8 years. Someone told me it was every 12 years and another told me 25 years. Do you know how many years before they trim or the cycle?

From: Ken Nakano
Sent: Friday, March 13, 2015 12:26 PM
To: MIKE FLANAGAN
Subject: RE: Boosters Logo
Attachments: 2015 Boosters Logo draft sml v1.png

I have attached a copy of the badge to this e-mail

On a side matter, do you have the write up's for the luncheon award recipients by chance? I have to write the script still and then work on the awards etc with Todd. I am only going to be around next week Mon-Wed and then will be out of pocket until the following Tuesday (the day before the event). So I am trying to wrap everything up before I leave. Thank you for your time.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: MIKE FLANAGAN [<mailto:24857@lapd.lacity.org>]
Sent: Friday, March 13, 2015 11:54 AM
To: Ken Nakano
Subject: Boosters Logo

Ken,

The City Attorney handling your request to use the logo went off on medical. A new City Attorney has been assigned. Her name is Tanea Ysaguirre. She would like to see a copy of your logo before she contacts your group. Can you shoot me an electronic copy of it.

Thanks,

Mike

Sergeant II Mike Flanagan
Los Angeles Police Department
Officer in Charge

Senior Lead Officer and Community Relations Unit

Central Area

(213) 486-1164 (Office)

(213) 793-0735 (Cell)

(213) 489-7534 (Fax)

24857@lapd.lacity.org



From: MIKE FLANAGAN <24857@lapd.lacity.org>
Sent: Friday, March 13, 2015 2:12 PM
To: Ken Nakano
Subject: RE: Boosters Logo

I am going to complete them today. They will be ready by Monday. Mike

>>> Ken Nakano <knakano@downtownla.com> 3/13/2015 12:26 PM >>>

I have attached a copy of the badge to this e-mail

On a side matter, do you have the write up's for the luncheon award recipients by chance? I have to write the script still and then work on the awards etc with Todd. I am only going to be around next week Mon-Wed and then will be out of pocket until the following Tuesday (the day before the event). So I am trying to wrap everything up before I leave. Thank you for your time.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: MIKE FLANAGAN [<mailto:24857@lapd.lacity.org>]
Sent: Friday, March 13, 2015 11:54 AM
To: Ken Nakano
Subject: Boosters Logo

Ken,

The City Attorney handling your request to use the logo went off on medical. A new City Attorney has been assigned. Her name is Tanea Ysaguirre. She would like to see a copy of your logo before she contacts your group. Can you shoot me an electronic copy of it.

Thanks,

Mike

Sergeant II Mike Flanagan
Los Angeles Police Department

Officer in Charge

Senior Lead Officer and Community Relations Unit

Central Area

(213) 486-1164 (Office)

(213) 793-0735 (Cell)

(213) 489-7534 (Fax)

24857@lapd.lacity.org

From: Ken Nakano
Sent: Friday, March 13, 2015 2:18 PM
To: MIKE FLANAGAN
Subject: RE: Boosters Logo

Thank you sir.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: MIKE FLANAGAN [<mailto:24857@lapd.lacity.org>]
Sent: Friday, March 13, 2015 2:12 PM
To: Ken Nakano
Subject: RE: Boosters Logo

I am going to complete them today. They will be ready by Monday. Mike

>>> Ken Nakano <knakano@downtownla.com> 3/13/2015 12:26 PM >>>

I have attached a copy of the badge to this e-mail

On a side matter, do you have the write up's for the luncheon award recipients by chance? I have to write the script still and then work on the awards etc with Todd. I am only going to be around next week Mon-Wed and then will be out of pocket until the following Tuesday (the day before the event). So I am trying to wrap everything up before I leave. Thank you for your time.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: MIKE FLANAGAN [<mailto:24857@lapd.lacity.org>]
Sent: Friday, March 13, 2015 11:54 AM
To: Ken Nakano
Subject: Boosters Logo

Ken,

The City Attorney handling your request to use the logo went off on medical. A new City Attorney has been assigned. Her name is Tanea Ysaguirre. She would like to see a copy of your logo before she contacts your group. Can you shoot me an electronic copy of it.

Thanks,

Mike

Sergeant II Mike Flanagan
Los Angeles Police Department
Officer in Charge
Senior Lead Officer and Community Relations Unit
Central Area
(213) 486-1164 (Office)
(213) 793-0735 (Cell)
(213) 489-7534 (Fax)
24857@lapd.lacity.org

From: Lan Nguyen <lan.nguyen@lacity.org>
Sent: Friday, March 13, 2015 4:35 PM
To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley
Cc: Pauline (H) Chan; Julie Amaya
Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal
Attachments: FDBID_Bdway Dress Rehearsal Maint 3.25.15.docx

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

- 1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and
- 2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(**Thank you for helping bridge this gap until we can execute your agreement asap.**

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work

previously started and did not add anything extra

--

Lan Nguyen, P.E.

Pedestrian Programs Division

Los Angeles Department of Transportation

(213) 928-9708

**AGREEMENT BETWEEN
THE CITY OF LOS ANGELES
AND
FASHION DISTRICT BUSINESS IMPROVEMENT DISTRICT**

Project: BROADWAY STREETSCAPE MASTER PLAN DRESS REHEARSAL

This agreement ("AGREEMENT") is made and entered into this 1st day of **April 2015**, by and between the City of Los Angeles ("CITY"), a municipal corporation acting through the Department of Transportation ("LADOT"), and the Downtown Los Angeles Property Owners Association, a California nonprofit corporation (also known as the Fashion District Business Improvement District) ("CORPORATION") for the purposes of providing management, operations and cleaning ("SERVICES") as defined below for the Broadway Streetscape Master Plan Dress Rehearsal Project of which the conceptual design plan is attached hereto as Exhibit A. Specifically, CORPORATION shall provide SERVICES for the project area of Broadway between 9th Street and 11th Streets. ("PLAZA").

As part of the City's People St program, the City is transforming roadway into vibrant Plaza spaces for crowds to sit, play, read, eat and shop. Plazas mean a respite from the intensity of urban life, and benefit the city as a whole, generating economic activity, improving safety and air quality, and attracting and building community.

Plazas and public spaces need continual care and programming. When communities feel ownership, such spaces thrive. For the success of People St Plazas, a limited partnership between the City and local caretakers is crucial: the City builds Plazas and a community-based partner cares in part for the cleanliness and management of the Plazas as set forth below for the term of this AGREEMENT.

CITY shall be fully responsible for managing and operating the activities described in Section IV - City Responsibilities. CORPORATION shall be fully responsible for implementing and directing Plaza management, operations and cleaning activities as described Section III - Corporation Services. CORPORATION understands and expressly agrees that it will comply with all applicable laws and regulations and maintain its non-profit status for the duration of this AGREEMENT.

WITNESSETH

WHEREAS, the City Council adopted a motion (Council File 11-0183-S1) based on the recommendation of the working group comprised of the Los Angeles County Department of Public Health, Department of City Planning, Department of Public Works, and LADOT to support the development and execution of People St in the City of Los Angeles;

WHEREAS, People St seeks to transform underutilized public rights-of-way into open public spaces (Plazas), and to transform parking spaces into parklets and bike corrals;

WHEREAS, the City Council instructed LADOT to prepare and present an AGREEMENT with the appropriate Business Improvement District(s) for the management, operation and cleaning of the Broadway Streetscape Master Plan Dress Rehearsal project area (Council File 13- 0356);

WHEREAS, CORPORATION is a Business Improvement District formed pursuant to Sections 36600 through 36604 of the California Streets and Highways Code, which receives its funding through special assessments on properties within the district. But CORPORATION may also receive funding from others sources;

WHEREAS, pursuant to Article XIII D of the California Constitution, CORPORATION may not spend any assessment funds on the provision of general rather than special benefits. When CORPORATION spends non-assessment monies for services, these services are not held to general versus special benefits criteria;

WHEREAS, CORPORATION desires to manage, operate and clean the Plaza areas according to the terms and conditions set forth in this AGREEMENT; and

WHEREAS, the Mayor authorized the General Manager of LADOT to negotiate and execute an AGREEMENT with various corporations for the management, operation and cleaning of various portions of the Broadway Streetscape Master Plan Dress Rehearsal Project;

NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements set forth herein, the parties hereto agree as follows:

SECTION I - INTRODUCTION AND CONDITION PRECEDENT

A. The Parties to this AGREEMENT are:

The CITY of Los Angeles, a municipal corporation, having its principal offices at 200 N. Main Street, Los Angeles, 10th Floor, CA 90012.

The CORPORATION, known as the **Fashion District Business Improvement District** having its office located at 626 Wilshire Boulevard, Suite 200, Los Angeles, CA 90017.

Representatives of the Parties and Services of Notices:

The representative of the respective parties who are authorized to administer this AGREEMENT and to whom formal notices, demands and communications shall be given are as follows:

The representative of CITY shall be, unless otherwise stated in this AGREEMENT:

Pauline Chan, Senior Transportation Engineer
Active Transportation Division
CITY of Los Angeles Department of Transportation
100 S. Main Street, 9th Floor
Los Angeles, CA 90012

The representative of the CORPORATION shall be, unless otherwise stated in this AGREEMENT:

Kent Smith, Executive Director
Downtown Los Angeles Property Owners Association , a California
nonprofit corporation (also known as the Fashion District Business
Improvement District)
110 E. 9th Street, Ste. A-1175
Los Angeles, CA 90079

B. Notices

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail to the people at the addresses set forth in Section I.A. unless changed pursuant to Section I.B.

C. Changes

If the name of the person designated to be given the notices, demands or communications or the address of such person is changed, written notice shall be given within five (5) calendar days after said change.

D. Conditions Precedent

a. Insurance Requirements

CORPORATION shall comply with all the insurance requirements under this AGREEMENT. All insurance verification must be produced on City Insurance Endorsement forms. Required insurance and Minimum Limits are included in the Standard Provisions for City Contracts (Revised 3/09) which are attached hereto as Exhibit E.

b. Contract Compliance

CORPORATION shall comply with the Standard Provisions for City Contracts (Revised 3/09).

c. Business Tax Registration Certificate

CORPORATION shall obtain a Business Tax Registration Certificate from the City's Office of Finance.

d. Corporate and Internal Service Documents

CORPORATION shall provide corporate and Internal Revenue Service documents showing tax exempt status.

SECTION II - TERMS OF AGREEMENT

A. Grant of Agreement

CITY hereby grants CORPORATION a one (1)-year renewable AGREEMENT for the purposes of management, operations and cleaning of the Plaza.

B. Agreement Period

This AGREEMENT shall be in effect for one (1) year, commencing on **April 1, 2015**, and terminating one (1) year from said date.

C. Renewal of Agreement

CITY may extend this AGREEMENT for one (1) one-year term, **or pro-rated portion thereof agreed to in advance of the renewal date**, subject to the availability of funds and subject to the approval of Mayor and/or City Council. CITY shall notify CORPORATION in writing within sixty (60) calendar days prior to the contract expiration if CITY desires to extend the contract. In the event, the AGREEMENT is not renewed, CITY shall become solely responsible for the services of the CORPORATION as set forth herein.

D. Revocable Agreement

Either CITY or CORPORATION may, at each party's sole option, revoke this AGREEMENT at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon sixty (60) calendar days written notice.

E. Modification

This AGREEMENT shall not be modified, amended or otherwise changed except by a written agreement duly executed by CITY and CORPORATION, and which amendment must be approved prior to execution by the Mayor and/or City Council, as required by applicable law.

F. Limited Assignment, Transfer, or Consent

This AGREEMENT is a privilege that is personal and specific to CORPORATION. This AGREEMENT in whole may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by CORPORATION without first obtaining the CITY's written consent.

This AGREEMENT is not appurtenant to the land. If CORPORATION wishes to transfer the privileges in whole or responsibility of services in whole for the Plaza, CORPORATION shall make a written request of such transfer to the CITY. The transfer of such shall be subject to CITY's written approval. If such a transfer is approved by CITY, a new agreement must be approved by the Mayor and/or City Council prior to contract execution.

Some of the privileges conferred under the AGREEMENT may be sold, conveyed, assigned, encumbered or otherwise transferred, in part, by CORPORATION. CORPORATION shall submit to the CITY documentation of formalized sale, conveyance, assignment, encumbrance, sublet or otherwise transfer of a portion of this AGREEMENT.

SECTION III - CORPORATION SERVICES

A. Corporation Responsibilities

During the term of this AGREEMENT, CORPORATION shall cause the Plaza to be regularly and consistently managed, operated and cleaned, as it relates to and in accordance with the service responsibilities set forth below.

CORPORATION shall schedule and manage routine cleaning and landscape maintenance tasks, develop administrative procedures, keep financial records, prepare monthly invoices to ensure cleanliness of the Plaza project area.

The public shall have free and open access to the seating areas within the Plaza unless otherwise precluded by a City-approved Special Event.

CORPORATION shall bear all costs and expenses resulting from the fulfillment of its responsibilities under this AGREEMENT, and shall keep the Plaza free and clear of any liens or claims of lien arising solely and directly from CORPORATION's responsibilities in this AGREEMENT.

a. Cleaning/Trash Removal Services

- i. Dirt, litter and obstructions shall be removed so as to ensure attractive, clean, and good conditions, and that trash and leaves are collected and removed to allow proper drainage.
- ii. Clean and empty any trash receptacles.
- iii. Dirt and litter shall be removed from planters and planting beds.
- iv. Graffiti, stickers, and other detritus shall be removed from the inside and the outside of planters to maintain planters in a clean, neat and sanitary condition.

b. Landscape Maintenance

- i. Barrier planters used to delineate traffic shall not be moved and are to remain in the fixed location in accordance with approved plans and specifications of which the planter placement plan is attached hereto as Exhibit B.
- ii. Water all plants in weighted barrier planters as necessary to maintain such vegetation in a healthy condition.
- iii. Remove or destroy any weeds from planters.
- iv. Trim plants to maintain visibility lines-of-sight.

- v. Replace planter vegetation that dies, is damaged and/or is stolen with plants from the People St Approved Plant Palette specifications of which the palette is attached hereto as Exhibit B. Replace planter vegetation with a frequency as agreed upon by CONTRACTOR and CITY up to the maximum City approved one-year term approved compensation amount, such that planters are not empty of plant life. In the event that any weighted barrier planter is damaged due to an accident or other incident, replace planter vegetation such that landscaping is maintained to the specifications of which the plant palette is attached hereto as Exhibit B.
- c. Furniture Kit Acquisition and Maintenance
 - i. CITY shall provide a set of twenty-six (26) Furniture Kits for the Broadway Streetscape Master Plan Dress Rehearsal Project area free of charge on a first come, first serve basis among the Downtown Center, Historic Downtown and Fashion District Business Improvement Districts for the purposes of supporting active use in their respective Plaza project areas. CORPORATION shall submit written request to CITY's primary contact for Furniture Kits.
 - ii. CORPORATION shall bear all costs and expenses resulting from the purchase of additional Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit which are attached hereto as Exhibit B.
 - iii. Upon CORPORATION receipt of additional Furniture Kit items, CORPORATION shall be fully responsible for cleaning and maintaining Furniture Kit items in good repair.
 - iv. CORPORATION shall replace missing or damaged additional Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit B.
 - v. CORPORATION shall not add, subtract or otherwise modify the People St Approved Furniture Kit items without advance CITY written approval of such modifications.
- d. Management and Operations Responsibilities
 - i. CORPORATION shall be responsible for directing interested event organizers to the City approved process for reviewing, approving and permitting People St Programmed Activities in the Plaza.
 - ii. CORPORATION shall be responsible for managing and operating a budget to ensure CORPORATION is able to fulfill the services set forth in this section.
- e. Corporation shall not:
 - i. Place or install any items that are not included as a part of the People St Approved Kit-of-Parts, including but not limited to, moveable furniture, signage, murals, street surface painting, or public art.

- ii. Alter or modify the Plaza without any prior written permission of CITY.
 - iii. Place, install or construct permanent fixtures, structures or improvements on the Plaza without advance written approval from CITY.
 - iv. Engage in any advertising, commercial uses, vending and/or sales in the Plaza, without prior written approval by the CITY. However, CORPORATION may install legally permissible signs or kiosks providing district information, directions or informing the public of available services or activities provided by CORPORATION or its members with advance written permission of CITY.
- f. Failure to Direct and Implement Services for the Plaza Termination
- i. If CITY determines that CORPORATION has failed to manage, operate, and clean the Plaza in accordance with this AGREEMENT, CITY shall notify CORPORATION in writing of such violation. Upon receiving a written notice of the violation, specifying the nature of the violation in reasonable detail, CORPORATION shall correct the violation within thirty (30) calendar days. If the violation cannot be reasonably cured within thirty (30) calendar days, CORPORATION shall commence to cure such violation within such period and diligently pursue the cure to completion within a timeframe determined by CITY.
 - ii. If CORPORATION fails to cure any such violation within the time frame set forth above, CITY may without further notice, declare a default under this AGREEMENT and terminate this AGREEMENT effective immediately upon CORPORATION's receipt of written notice of such default and termination.
 - iii. The actions described in this section are CITY's sole remedy as a result of CORPORATION's failure to perform its obligations under this AGREEMENT.
- g. City's Right To Inspect
- CITY shall have the right, but not the obligation, to make periodic inspections of the Plaza, at CITY's sole discretion and cost, as conditions may warrant.
- h. Limits of Corporation Responsibilities
- i. Structural Conditions, Defects and Integrity of Plaza
- Notwithstanding anything contrary set forth elsewhere in this AGREEMENT or any other past, current or past agreements, CORPORATION shall as part of this AGREEMENT not be responsible for the management, operation, maintenance, repair or cleaning of the sidewalk, curbs, street lighting, traffic signals, parkway trees or hardscaping related to the approved Plaza project area except as set forth above. CITY shall be responsible for the care,

maintenance, repair, rebuild, restore and improvements to the sidewalks, curbs, barriers, lighting, signage and any other items within the public property within and outside the Plaza.

CORPORATION, as part of this AGREEMENT, shall not have the responsibility to repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT. CITY shall be responsible for the repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT.

ii. Special Events, Crime and Accidents

Notwithstanding anything contrary set forth elsewhere in this AGREEMENT, CORPORATION shall not be responsible for the management, operation, or cleaning (including the removal of refuse or debris) arising from any (i) special event including but not limited to fairs, carnivals, races, concerts, performances, or other publicly organized or permitted activities or events); (ii) civil disobedience or non-permitted gathering, crime, riot, or terrorist act; or (iii) traffic accident, fire, explosion, or other casualty loss (including earthquake, flooding or other storm event).

B. Use of Plaza

CORPORATION shall not engage in any grossly negligent or intentional acts that could reasonably be expected to damage anything in, on, under or around the Plaza or the adjacent public rights-of-way that could cause damage or uncleanness to, or poor operation of the Plaza or interfere with CITY's use of the Plaza or materially interfere with CITY's use of the Plaza.

a. Exercise of Due Care

CORPORATION shall use, and CORPORATION shall cause its agents and contractors to use, a reasonable standard of care in carrying out CORPORATION's obligations under this AGREEMENT.

b. Plaza Destruction or Damaged

If the Plaza is fully or partially destroyed or damaged and, as a result thereof, CORPORATION is no longer able to manage, operate, and clean the Plaza, CORPORATION shall notify CITY immediately. CITY shall determine within fifteen (15) calendar days after such event whether or not CITY intends to repair, rebuild or restore the Plaza and, in consultation with CORPORATION, determine whether or not the AGREEMENT shall become null and void. In the event the AGREEMENT becomes null and void, CITY shall assume responsibility for management, operations and cleaning services of CORPORATION herein.

If CITY decides for any reason to repair, rebuild, or restore any damaged public rights-of-way on which CITY installed the Plaza, CITY shall give CORPORATION at least ten (10) calendar days advance notice so the CORPORATION can make preparations or allowances for CITY to make repairs on or about the Plaza. In the event that CITY must remove the Plaza from the public rights-of-way, CITY may reinstall the Plaza in the public rights-of-way once the repairs are made. Notwithstanding the foregoing, if an emergency situation exists, CITY may take whatever actions are reasonably necessary in the circumstances to abate any imminent threat to public health or safety.

C. Independent Contractor Status

In rendering services hereunder, CORPORATION shall be and remain an independent contractor. It is expressly understood and acknowledged by the parties hereto that any amounts payable hereunder shall be paid in gross amount, without reduction for any federal or state withholding or other payroll taxes, or any other governmental taxes or charges. CORPORATION is responsible for assuming and remitting any applicable federal or state withholding taxes, estimated tax payments, social security payments, unemployment compensation payments, or any other fees or expenses whatsoever.

CORPORATION shall refrain from any action that would create or tend to create obligations, expressed or implied, on behalf of CITY, it being understood that CORPORATION is not and shall not be the legal representative or agent of CITY and that CORPORATION shall not be authorized to make any promise, warranty or representation except as specifically provided for in this AGREEMENT or as otherwise agreed to in writing between the parties.

D. Notifications

To the extent known by CORPORATION, CORPORATION shall immediately notify CITY in writing if the Plaza is damaged or threatened by any of the activities conducted by CORPORATION or persons or entities other than CORPORATION, including, but not limited to:

- a. any accident or other incident which has caused or may cause injury to persons or property occurring at the Plaza.
- b. any claim for injury, death, property damage, or theft which may be asserted against CORPORATION or CITY with respect to the Plaza.
- c. any unusual conditions of which CORPORATION is aware that may develop in the course of the Plaza operation into, fire, flood, casualty, or substantial damage of any kind.

CORPORATION shall designate a person primarily responsible for documents, and responding to and resolving claims for loss or damage including insured claims for loss or damages. CORPORATION shall provide CITY with the name, address and telephone number of such person within thirty (30) calendar days of the date of this AGREEMENT.

CITY shall provide CORPORATION with the acceptable format for accident and incident reporting, which may be supplemented by CORPORATION.

E. Emergency Response Plaza

Prior to the Commencement Date for the AGREEMENT, CORPORATION shall provide CITY a current emergency response plan identifying staff who have authority to address, twenty-four (24) hours a day, seven (7) days a week, problems or complaints resulting from CORPORATION's use of the Plaza.

F. Complaints

If CITY receives citizen complaints, a field investigation will be completed by CITY. Complaints to CITY should be directed to CITY's primary contact. CITY will notify CORPORATION of any citizen complaint prior to investigation and will provide CORPORATION with a copy of the complaint.

G. Privilege

a. Limited Privilege

This AGREEMENT gives CORPORATION an approval to use the Plaza for the purposes stated in this AGREEMENT only and, notwithstanding any statement to the contrary herein, this AGREEMENT does not constitute a grant by CITY of any ownership, leasehold, easement, or other property interest or estate whatsoever (other than a permit to enter and perform the services described in this AGREEMENT) in the Plaza. Nothing in this AGREEMENT shall be construed as granting or creating any franchise rights pursuant to any federal, state or local laws. CORPORATION accepts the Plaza in their "AS IS" condition.

b. Occupancy by Corporation

CORPORATION's use of the Plaza is temporary and does not constitute abandonment, whether expressed or implied, by CITY of any of its rights associated with the statutory and customary purpose and the use, management, operation, and cleaning of the Plaza.

c. Non-Exclusive Privilege

The approval granted in this AGREEMENT shall be non-exclusive. Nothing contained in this AGREEMENT shall be construed, in any way, to limit, alter, or waive the right of CITY to authorize persons or entities other than CORPORATION to access and use the Plaza.

d. Subject to City and Public Uses

Notwithstanding anything to the contrary in this AGREEMENT, the approval granted herein, and any and all of CORPORATION's service responsibilities hereunder, shall

be subject and subordinate at all times to CITY's existing and future use of the Plaza for municipal and other purposes, as well as the use of other public agencies including but not limited to public utility agencies. In case of an emergency, as determined by CITY, CITY shall notify CORPORATION and CITY may immediately remove the Plaza from the public rights-of-way as required by CITY. If not an emergency, the CITY shall provide advance written notification within thirty (30) calendar days to CORPORATION of the termination of this AGREEMENT.

SECTION IV - CITY RESPONSIBILITIES

CITY shall construct and initially install improvements to the Plaza including the striping, reflective delineators, signage and other approved traffic control devices, parking meters, street surface treatment, and weighted barrier planters with vegetation. CITY shall be responsible for the maintenance, repair and improvements of public property within and outside the Plaza including but not limited to sidewalks, curbs, barriers, lighting and signage.

CITY shall provide for the delivery of Furniture Kits as agreed upon between CITY and CORPORATION.

CITY shall maintain the Plaza area demonstration street surface treatment in a condition as deemed appropriate and for which funding has been designated.

A. Barrier Planter Replacement

In the event that any weighted barrier planter is damaged due to an accident or other incident, CITY shall replace such weighted non-vegetated barrier planter ensuring sufficient weight and spacing of the planter, as more particularly described in Exhibit B. CORPORATION shall replace vegetation in accordance with the People St Approved Plant Palette.

B. Plaza Signage

The Plaza must remain publicly accessible. Each Plaza will be required to have at least two signs that state that the Plaza is publicly accessible. CITY shall be responsible for installing signs so that the design and language is consistent for all Plazas.

C. Utility Services

CITY shall furnish, at its cost, any and all utility services necessary or appropriate. Any utility services installed by CORPORATION must receive advanced written CITY approval and/or approval by appropriate public utility agencies. Said utility installations by CORPORATION may require post-installation inspection by public agencies at CORPORATION's cost.

It is expressly understood and agreed that CITY is under no obligation to manage, operate and/or clean the Plaza and in no event shall this Permit be construed to impose any such obligation on CITY.

SECTION V – COMPENSATION

- A. CITY acknowledges and agrees that Article XIII D of the California Constitution prohibits CORPORATION from expending assessment funds on general benefits and that CITY will fully compensate CORPORATION for CORPORATION's activities under this AGREEMENT, including all costs and expenses related to administration, overhead and insurance.
- B. Subject to availability of funds, CITY shall compensate CORPORATION up to but not to exceed **thirty eight thousand and two hundred ninety three dollars (\$38,293)** for a term of one (1) year with up to a one (1) one-year option up to but not to exceed **thirty eight thousand and four hundred fifty dollars (\$38,450)** of this AGREEMENT for the satisfactory performance of services described in Section III. See Exhibit C for Contract cost assumptions.
- C. CITY agrees to provide to CORPORATION a one-time only advance of a fund amount not to exceed twenty (20) percent of the total approved annual compensation of this AGREEMENT to cover initial expenses that directly impact the satisfactory performance of services described in Section III. CONTRACTOR required to provide CITY with supporting documentation in compliance with invoice requirements described in Section V.F. Monthly invoices must document the services attributed to the remaining balance of the advance.
- D. During the term of this AGREEMENT, CITY shall compensate CORPORATION for the satisfactory performance of its services and shall submit invoices no more frequently than monthly.
- E. CORPORATION shall maintain a system of internal fiscal control in accordance with Generally Accepted Accounting Principles (GAAP). Internal fiscal control comprises the plan of organization and all of the coordinated methods and measures adopted within an organization to safeguard its assets check the adequacy and the reliability of its accounting data, promote operating efficiency and the assured adherence to prescribed management policies.
- F. CORPORATION agrees that, should CITY determine that CORPORATION's record keeping, reporting techniques or data collection are inadequate to allow for effective monitoring and evaluation of the program, CITY shall have the right to demand whatever records it deems adequate to correct such deficiencies in matters pertaining to the execution of the AGREEMENT. Should these books and records still not meet the minimum Generally Accepted Accounting Principles (GAAP), CITY reserves the right to withhold any or all payments to the CORPORATION until such time as they meet these standards.
- G. In compliance with the CITY requirements under Charter Section 262(a), CORPORATION shall prepare monthly invoices due by the tenth (10th) working day of the month for work performed and items purchased during the previous month.

Invoices for payment of services shall document all charges and fees and be prepared in such form and supported by such copies of invoices, payrolls and by other documents as may be required by the CITY to establish that the charges are "allowable". Invoices must be task specific, organized by the type of task, item specification and must include the completed

work product for the task.

All invoices shall be submitted on the company's letterhead that contains the company's official logo, or contain other unique and identifying information such as name and address of company or individual. Evidence that tasks have been completed, in the form of a report, shall be attached to the invoices, as applicable.

- H. Invoices and supporting documentation shall be prepared at the sole expense and responsibility of CORPORATION. CITY will not compensate CORPORATION for any costs incurred for invoice preparation.
- I. CITY may request in writing, changes to the content and format of the invoice and supporting documentation at any time. CITY reserves the right to request additional supporting documentation to substantiate costs at any time.
- J. Payment to CORPORATION may be withheld by CITY if CORPORATION fails to comply with the provision of the AGREEMENT.
- K. CITY will process payment within fifteen (15) days upon receipt of completed invoice as described in Section V.F.

SECTION VI - STANDARD PROVISIONS FOR CITY AGREEMENTS

Hereby incorporated by reference into this AGREEMENT are the Standard Provisions for CITY Contracts (Revised 3/09), which are attached hereto as Exhibit D and included herein by reference.

[Signatures on following page.]

IN WITNESS WHEREOF, the CITY and CORPORATION have caused this AGREEMENT to be executed by their duly authorized representatives as of the date first stated above.

Approved as to Form:

Carmen A. Trutanich, CITY Attorney

Executed for:
The CITY of Los Angeles

By: _____
Michael Nagle
Deputy CITY Attorney

By: _____
Seleta J. Reynolds
General Manager
Department of Transportation

Date: _____

Date: _____

Attest:
June Lagmay, CITY Clerk

Executed for:

Downtown Los Angeles Property Owners
Association, a California nonprofit
corporation (also known as the Fashion
District Business Improvement District)

By: _____

By: _____
Kent Smith
Executive Director

Date: _____

Date: _____

Contract Number: C-_____
Council File: 13- 0356

From: Suzanne Holley
Sent: Monday, March 16, 2015 4:39 PM
To: Lan Nguyen; Kent Smith; 'Blair Besten' (blair@hdlabid.com)
Cc: Pauline (H) Chan; Julie Amaya
Subject: RE: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

Thank you.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]
Sent: Friday, March 13, 2015 4:35 PM
To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley
Cc: Pauline (H) Chan; Julie Amaya
Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and

2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can

execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(**Thank you for helping bridge this gap until we can execute your agreement asap.**

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, **YOU WILL BE APPRISED IN A TIMELY MANNER**, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

--

Lan Nguyen, P.E.
Pedestrian Programs Division
Los Angeles Department of Transportation
(213) 928-9708

From: Suzanne Holley
Sent: Monday, March 16, 2015 5:30 PM
To: Lan Nguyen
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: RE: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Very good. Thank you!

Suzanne

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]
Sent: Monday, March 16, 2015 4:44 PM
To: Suzanne Holley
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Great questions. I will answer them around noon tomorrow when I stop by my office to forward you some of the material that's at work.

Lan 626-712-3295

On Mar 16, 2015, at 4:39 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

Thank you.

Suzanne

<image001.gif>

Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com

[<image002.gif>](#) [<image003.gif>](#) [<image004.gif>](#) [<image005.gif>](#)

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

- 1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and
- 2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(

Thank you for helping bridge this gap until we can execute your agreement asap.

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

--

Lan Nguyen, P.E.

Pedestrian Programs Division
Los Angeles Department of Transportation
(213) 928-9708

From: Ken Nakano
Sent: Tuesday, March 17, 2015 7:21 AM
To: Mike Oreb
Subject: Meeting

Captain Oreb,

I wanted to follow up with you about our brief conversation last week re: Body Cams. As I stated, Suzanne asked if I would set up a meeting with you to discuss the Pro's and Con's of the body cams. Could you advise on your availability, so that I could coordinate?

Thank you for your time

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Lan Nguyen <lan.nguyen@lacity.org>
Sent: Tuesday, March 17, 2015 11:31 AM
To: Suzanne Holley
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Hi Suzanne -

Who should be the person listed for notices - you or Carol?
Who should be the signatory? Carol Still?

Also, GC Square corp has been helping us lots and they keep asking for more trash cans.. can you make the decision now to add more asap? We will eventually have them placed below grade when the DG is done, but can you put any where they specify on the SW any sooner?

Thanks so much, and let me know if the trash cans are a possibility.

On Mon, Mar 16, 2015 at 4:38 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

Thank you.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 416-7538](tel:(213)416-7538)

fax [\(213\) 624-0858](tel:(213)624-0858)

email sholley@downtownla.com

go to www.DowntownLA.com



From: Lan Nguyen [mailto:lan.nguyen@lacity.org]
Sent: Friday, March 13, 2015 4:35 PM
To: Kent Smith; 'Blair Besten' (blair@hdblaid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and

2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(**Thank you for helping bridge this gap until we can execute your agreement asap.**

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

--

Lan Nguyen, P.E.

Pedestrian Programs Division

Los Angeles Department of Transportation

[\(213\) 928-9708](tel:(213)928-9708)

--

Lan Nguyen, P.E.
Pedestrian Programs Division
Los Angeles Department of Transportation
(213) 928-9708

From: Ken Nakano
Sent: Tuesday, March 17, 2015 12:25 PM
To: SILVIA AGUIRRE
Subject: RE: Meeting with Capt Oreb

Silvia,

I am confirming the availability of Suzanne Holley to see which works the best. I will get back to you shortly. Thank you for your help.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:06 PM
To: Ken Nakano
Subject: Meeting with Capt Oreb

Hello Ken,

I am Capt Oreb's secretary and I understand you'd like to set up a meeting with him. Capt Oreb is available on Monday, 3/23 anytime after 1000hrs or Thursday, 3/26 at noon. Let me know if these dates work for you. Thank you.

From: Lan Nguyen <lan.nguyen@lacity.org>
Sent: Tuesday, March 17, 2015 12:26 PM
To: Suzanne Holley
Cc: Kent Smith; 'Blair Besten' (blair@hdblaid.com); Pauline (H) Chan; Julie Amaya
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal
Attachments: DCBID_Bdway Dress Rehearsal Maint 3.25.15.docx; FDBID_Bdway Dress Rehearsal Maint 3.25.15.docx; HDBID_Bdway Dress Rehearsal Maint 3.25.15.docx; 1-Both Patches Test.JPG; 2-Brown Test.JPG; 3-Gold Test.JPG; Furniture Kit Agreement 2014 July 2-Blank.pdf; Furniture Kit Agreement - all 3.pdf; SPedProgram-Kit Applicant certs.pdf

Herewith please find documents and files per your request.

Agreement

Kent - Your file is identical to that sent earlier except signatories updated due to City personnel changes.

Suzane and Blair - Yours is identical to Kent's. I am sorry for the formatting difference so the pagination is different between yours and Kent's but rest assured, it's 1400% identical except for the compensation. Again, I need you to look at the compensation in light of the potential LWO. If it does not apply and if it does apply so we can set aside the correct amount.

New Surface

I do not know when the decomposed granite will be removed EXACTLY but I do think work will commence, and finish, by the end of the year if all goes well so we don't run into the holiday construction moratorium, and also adversely impact your businesses in any way during busy shopping peaks. The surface treatment that will follow is what we place as the BASE of the crosswalks that you see in black. It's called "Durablend." It is a concrete polymer that is thin but very strong that can be applied in a thin coat to match almost any pigment. It is liquid so it fills in cracks but hardens to concrete. It has been able to withstand car traffic thus far on Broadway (again, the black stripes.) Please see pix attached for both the tint and pattern which will be applied. There are two colors shown in the sample, gold and brown. The final color will be a composite of these that have performed best in the field test. If you wish to see the test patch, they are on the east side across from Grand Central Market at midblock.

Furniture

As for the maintenance of the furniture, I am very happy to send a file that has the executed agreements with the existing folks. We did it in this way: it's an "application" and the folks "won" the right as long as they abide by the rules, which they signed. It expires in July 2015. I can self renew these if you wish so it can last through 2016 should you want, or do the same "contest" and you can award the furniture, or in this case, approve the owner for having furniture kits. I only could find 3 scanned in my files, but you get the picture. Julie in our office can try to locate and scan the others to you should you need it.

On Mon, Mar 16, 2015 at 4:44 PM, Lan Nguyen <lan.nguyen@lacity.org> wrote:

Great questions. I will answer them around noon tomorrow when I stop by my office to forward you some of the material that's at work.

Lan [626-712-3295](tel:626-712-3295)

On Mar 16, 2015, at 4:39 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?

- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

- 1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and
- 2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(
Thank you for helping bridge this gap until we can execute your agreement asap.

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

**AGREEMENT BETWEEN
THE CITY OF LOS ANGELES
AND
DOWNTOWN CENTER BUSINESS IMPROVEMENT DISTRICT**

Project: BROADWAY STREETSCAPE MASTER PLAN DRESS REHEARSAL

This agreement (“AGREEMENT”) is made and entered into this 1st day of April 2015, 2014, by and between the City of Los Angeles (“CITY”), a municipal corporation acting through the Department of Transportation (“LADOT”), and the Downtown Center Business Improvement District Management Corporation, a California nonprofit corporation (“CORPORATION”) for the purposes of providing management, operations and cleaning (“SERVICES”) as defined below for the Broadway Streetscape Master Plan Dress Rehearsal Project of which the conceptual design plan is attached hereto as Exhibit A. Specifically, CORPORATION shall provide SERVICES for the project area of Broadway between 2nd Street and 4th Streets. (“PLAZA”).

As part of the City’s People St program, the City is transforming roadway into vibrant Plaza spaces for crowds to sit, play, read, eat and shop. Plazas mean a respite from the intensity of urban life, and benefit the city as a whole, generating economic activity, improving safety and air quality, and attracting and building community.

Plazas and public spaces need continual care and programming. When communities feel ownership, such spaces thrive. For the success of People St Plazas, a limited partnership between the City and local caretakers is crucial: the City builds Plazas and a community-based partner cares in part for the cleanliness and management of the Plazas as set forth below for the term of this AGREEMENT.

CITY shall be fully responsible for managing and operating the activities described in Section IV - City Responsibilities. CORPORATION shall be fully responsible for implementing and directing Plaza management, operations and cleaning activities as described Section III - Corporation Services. CORPORATION understands and expressly agrees that it will comply with all applicable laws and regulations and maintain its non-profit status for the duration of this AGREEMENT.

WITNESSETH

WHEREAS, the City Council adopted a motion (Council File 11-0183-S1) based on the recommendation of the working group comprised of the Los Angeles County Department of Public Health, Department of City Planning, Department of Public Works, and LADOT to support the development and execution of People St in the City of Los Angeles;

WHEREAS, People St seeks to transform underutilized public rights-of-way into open public spaces (Plazas), and to transform parking spaces into parklets and bike corrals;

WHEREAS, the City Council instructed LADOT to prepare and present an AGREEMENT with the appropriate Business Improvement District(s) for the management, operation and cleaning of the Broadway Streetscape Master Plan Dress Rehearsal project area (Council File 13- 0356);

WHEREAS, CORPORATION is a Business Improvement District formed pursuant to Sections 36600 through 36604 of the California Streets and Highways Code, which receives its funding through special assessments on properties within the district. But CORPORATION may also receive funding from others sources;

WHEREAS, pursuant to Article XIII D of the California Constitution, CORPORATION may not spend any assessment funds on the provision of general rather than special benefits. When CORPORATION spends non-assessment monies for services, these services are not held to general versus special benefits criteria;

WHEREAS, CORPORATION desires to manage, operate and clean the Plaza areas according to the terms and conditions set forth in this AGREEMENT; and

WHEREAS, the Mayor authorized the General Manager of LADOT to negotiate and execute an AGREEMENT with various corporations for the management, operation and cleaning of various portions of the Broadway Streetscape Master Plan Dress Rehearsal Project;

NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements set forth herein, the parties hereto agree as follows:

SECTION I - INTRODUCTION AND CONDITION PRECEDENT

A. The Parties to this AGREEMENT are:

The CITY of Los Angeles, a municipal corporation, having its principal offices at 200 N. Main Street, Los Angeles, 10th Floor, CA 90012.

The CORPORATION, known as the **Downtown Center Business Improvement District** having its office located at 626 Wilshire Boulevard, Suite 200, Los Angeles, CA 90017.

Representatives of the Parties and Services of Notices:

The representative of the respective parties who are authorized to administer this AGREEMENT and to whom formal notices, demands and communications shall be given are as follows:

The representative of CITY shall be, unless otherwise stated in this AGREEMENT:

Pauline Chan
Senior Transportation Engineer
Active Transportation Division
CITY of Los Angeles
Department of Transportation
100 S. Main Street, 9th Floor
Los Angeles, CA 90012

The representative of the CORPORATION shall be, unless otherwise stated in this AGREEMENT:

Carol E. Schatz
President and CEO
Downtown Center Business Improvement District Management
Corporation
626 Wilshire Boulevard, Suite 200
Los Angeles, CA 90017

B. Notices

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail to the people at the addresses set forth in Section I.A. unless changed pursuant to Section I.B.

C. Changes

If the name of the person designated to be given the notices, demands or communications or the address of such person is changed, written notice shall be given within five (5) calendar days after said change.

D. Conditions Precedent

a. Insurance Requirements

CORPORATION shall comply with all the insurance requirements under this AGREEMENT. All insurance verification must be produced on City Insurance Endorsement forms. Required insurance and Minimum Limits are included in the Standard Provisions for City Contracts (Revised 3/09) which are attached hereto as Exhibit E.

b. Contract Compliance

CORPORATION shall comply with the Standard Provisions for City Contracts (Revised 3/09).

c. Business Tax Registration Certificate

CORPORATION shall obtain a Business Tax Registration Certificate from the City's Office of Finance.

d. Corporate and Internal Service Documents

CORPORATION shall provide corporate and Internal Revenue Service documents showing tax exempt status.

SECTION II - TERMS OF AGREEMENT

A. Grant of Agreement

CITY hereby grants CORPORATION a one (1)-year renewable AGREEMENT for the purposes of management, operations and cleaning of the Plaza.

B. Agreement Period

This AGREEMENT shall be in effect for one (1) year, commencing on **April 1, 2015**, and terminating one (1) year from said date.

C. Renewal of Agreement

CITY may extend this AGREEMENT for one (1) one-year term, **or pro-rated portion thereof agreed to in advance of the renewal date**, subject to the availability of funds and subject to the approval of Mayor and/or City Council. CITY shall notify CORPORATION in writing within sixty (60) calendar days prior to the contract expiration if CITY desires to extend the contract. In the event, the AGREEMENT is not renewed, CITY shall become solely responsible for the services of the CORPORATION as set forth herein.

D. Revocable Agreement

Either CITY or CORPORATION may, at each party's sole option, revoke this AGREEMENT at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon sixty (60) calendar days written notice.

E. Modification

This AGREEMENT shall not be modified, amended or otherwise changed except by a written agreement duly executed by CITY and CORPORATION, and which amendment must be approved prior to execution by the Mayor and/or City Council, as required by applicable law.

F. Limited Assignment, Transfer, or Consent

This AGREEMENT is a privilege that is personal and specific to CORPORATION. This AGREEMENT in whole may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by CORPORATION without first obtaining the CITY's written consent.

This AGREEMENT is not appurtenant to the land. If CORPORATION wishes to transfer the privileges in whole or responsibility of services in whole for the Plaza, CORPORATION shall make a written request of such transfer to the CITY. The transfer of such shall be subject to CITY's written approval. If such a transfer is approved by CITY, a new agreement must be approved by the Mayor and/or City Council prior to contract execution.

Some of the privileges conferred under the AGREEMENT may be sold, conveyed, assigned, encumbered or otherwise transferred, in part, by CORPORATION. CORPORATION shall

submit to the CITY documentation of formalized sale, conveyance, assignment, encumbrment, sublet or otherwise transfer of a portion of this AGREEMENT.

SECTION III - CORPORATION SERVICES

A. Corporation Responsibilities

During the term of this AGREEMENT, CORPORATION shall cause the Plaza to be regularly and consistently managed, operated and cleaned, as it relates to and in accordance with the service responsibilities set forth below.

CORPORATION shall schedule and manage routine cleaning and landscape maintenance tasks, develop administrative procedures, keep financial records, prepare monthly invoices to ensure cleanliness of the Plaza project area.

The public shall have free and open access to the seating areas within the Plaza unless otherwise precluded by a City-approved Special Event.

CORPORATION shall bear all costs and expenses resulting from the fulfillment of its responsibilities under this AGREEMENT, and shall keep the Plaza free and clear of any liens or claims of lien arising solely and directly from CORPORATION's responsibilities in this AGREEMENT.

a. Cleaning/Trash Removal Services

- i. Dirt, litter and obstructions shall be removed so as to ensure attractive, clean, and good conditions, and that trash and leaves are collected and removed to allow proper drainage.
- ii. Clean and empty any trash receptacles.
- iii. Dirt and litter shall be removed from planters and planting beds.
- iv. Graffiti, stickers, and other detritus shall be removed from the inside and the outside of planters to maintain planters in a clean, neat and sanitary condition.

b. Landscape Maintenance

- i. Barrier planters used to delineate traffic shall not be moved and are to remain in the fixed location in accordance with approved plans and specifications of which the planter placement plan is attached hereto as Exhibit B.
- ii. Water all plants in weighted barrier planters as necessary to maintain such vegetation in a healthy condition.
- iii. Remove or destroy any weeds from planters.
- iv. Trim plants to maintain visibility lines-of-sight.

- v. Replace planter vegetation that dies, is damaged and/or is stolen with plants from the People St Approved Plant Palette specifications of which the palette is attached hereto as Exhibit B. Replace planter vegetation with a frequency as agreed upon by CONTRACTOR and CITY up to the maximum City approved one-year term approved compensation amount, such that planters are not empty of plant life. In the event that any weighted barrier planter is damaged due to an accident or other incident, replace planter vegetation such that landscaping is maintained to the specifications of which the plant palette is attached hereto as Exhibit B.
- c. Furniture Kit Acquisition and Maintenance
 - i. CITY shall provide a set of twenty-six (26) Furniture Kits for the Broadway Streetscape Master Plan Dress Rehearsal Project area free of charge on a first come, first serve basis among the Downtown Center, Historic Downtown and Fashion District Business Improvement Districts for the purposes of supporting active use in their respective Plaza project areas. CORPORATION shall submit written request to CITY's primary contact for Furniture Kits.
 - ii. CORPORATION shall bear all costs and expenses resulting from the purchase of additional Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit which are attached hereto as Exhibit B.
 - iii. Upon CORPORATION receipt of additional Furniture Kit items, CORPORATION shall be fully responsible for cleaning and maintaining Furniture Kit items in good repair.
 - iv. CORPORATION shall replace missing or damaged additional Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit B.
 - v. CORPORATION shall not add, subtract or otherwise modify the People St Approved Furniture Kit items without advance CITY written approval of such modifications.
- d. Management and Operations Responsibilities
 - i. CORPORATION shall be responsible for directing interested event organizers to the City approved process for reviewing, approving and permitting People St Programmed Activities in the Plaza.
 - ii. CORPORATION shall be responsible for managing and operating a budget to ensure CORPORATION is able to fulfill the services set forth in this section.

- e. Corporation shall not:
 - i. Place or install any items that are not included as a part of the People St Approved Kit-of-Parts, including but not limited to, moveable furniture, signage, murals, street surface painting, or public art.
 - ii. Alter or modify the Plaza without any prior written permission of CITY.
 - iii. Place, install or construct permanent fixtures, structures or improvements on the Plaza without advance written approval from CITY.
 - iv. Engage in any advertising, commercial uses, vending and/or sales in the Plaza, without prior written approval by the CITY. However, CORPORATION may install legally permissible signs or kiosks providing district information, directions or informing the public of available services or activities provided by CORPORATION or its members with advance written permission of CITY.
- f. Failure to Direct and Implement Services for the Plaza Termination
 - i. If CITY determines that CORPORATION has failed to manage, operate, and clean the Plaza in accordance with this AGREEMENT, CITY shall notify CORPORATION in writing of such violation. Upon receiving a written notice of the violation, specifying the nature of the violation in reasonable detail, CORPORATION shall correct the violation within thirty (30) calendar days. If the violation cannot be reasonably cured within thirty (30) calendar days, CORPORATION shall commence to cure such violation within such period and diligently pursue the cure to completion within a timeframe determined by CITY.
 - ii. If CORPORATION fails to cure any such violation within the time frame set forth above, CITY may without further notice, declare a default under this AGREEMENT and terminate this AGREEMENT effective immediately upon CORPORATION's receipt of written notice of such default and termination.
 - iii. The actions described in this section are CITY's sole remedy as a result of CORPORATION's failure to perform its obligations under this AGREEMENT.
- g. City's Right To Inspect

CITY shall have the right, but not the obligation, to make periodic inspections of the Plaza, at CITY's sole discretion and cost, as conditions may warrant.
- h. Limits of Corporation Responsibilities
 - i. Structural Conditions, Defects and Integrity of Plaza

Notwithstanding anything contrary set forth elsewhere in this AGREEMENT or any other past, current or past agreements, CORPORATION shall as part of this AGREEMENT not be responsible for the management, operation, maintenance, repair or cleaning of the sidewalk, curbs, street lighting, traffic signals, parkway trees or hardscaping related to the approved Plaza project area except as set forth above. CITY shall be responsible for the care, maintenance, repair, rebuild, restore and improvements to the sidewalks, curbs, barriers, lighting, signage and any other items within the public property within and outside the Plaza.

CORPORATION shall as part of this AGREEMENT shall not have the responsibility to repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT. CITY shall be responsible for the repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT.

ii. Special Events, Crime and Accidents

Notwithstanding anything contrary set forth elsewhere in this AGREEMENT, CORPORATION shall not be responsible for the management, operation, or cleaning (including the removal of refuse or debris) arising from any (i) special event including but not limited to fairs, carnivals, races, concerts, performances, or other publicly organized or permitted activities or events); (ii) civil disobedience or non-permitted gathering, crime, riot, or terrorist act; or (iii) traffic accident, fire, explosion, or other casualty loss (including earthquake, flooding or other storm event).

B. Use of Plaza

CORPORATION shall not engage in any grossly negligent or intentional acts that could reasonably be expected to damage anything in, on, under or around the Plaza or the adjacent public rights-of-way that could cause damage or uncleanness to, or poor operation of the Plaza or interfere with CITY's use of the Plaza or materially interfere with CITY's use of the Plaza.

a. Exercise of Due Care

CORPORATION shall use, and CORPORATION shall cause its agents and contractors to use, a reasonable standard of care in carrying out CORPORATION's obligations under this AGREEMENT.

b. Plaza Destruction or Damaged

If the Plaza is fully or partially destroyed or damaged and, as a result thereof, CORPORATION is no longer able to manage, operate, and clean the Plaza,

CORPORATION shall notify CITY immediately. CITY shall determine within fifteen (15) calendar days after such event whether or not CITY intends to repair, rebuild or restore the Plaza and, in consultation with CORPORATION, determine whether or not the AGREEMENT shall become null and void. In the event the AGREEMENT becomes null and void, CITY shall assume responsibility for management, operations and cleaning services of CORPORATION herein.

If CITY decides for any reason to repair, rebuild, or restore any damaged public rights-of-way on which CITY installed the Plaza, CITY shall give CORPORATION at least ten (10) calendar days advance notice so the CORPORATION can make preparations or allowances for CITY to make repairs on or about the Plaza. In the event that CITY must remove the Plaza from the public rights-of-way, CITY may reinstall the Plaza in the public rights-of-way once the repairs are made. Notwithstanding the foregoing, if an emergency situation exists, CITY may take whatever actions are reasonably necessary in the circumstances to abate any imminent threat to public health or safety.

C. Independent Contractor Status

In rendering services hereunder, CORPORATION shall be and remain an independent contractor. It is expressly understood and acknowledged by the parties hereto that any amounts payable hereunder shall be paid in gross amount, without reduction for any federal or state withholding or other payroll taxes, or any other governmental taxes or charges. CORPORATION is responsible for assuming and remitting any applicable federal or state withholding taxes, estimated tax payments, social security payments, unemployment compensation payments, or any other fees or expenses whatsoever.

CORPORATION shall refrain from any action that would create or tend to create obligations, expressed or implied, on behalf of CITY, it being understood that CORPORATION is not and shall not be the legal representative or agent of CITY and that CORPORATION shall not be authorized to make any promise, warranty or representation except as specifically provided for in this AGREEMENT or as otherwise agreed to in writing between the parties.

D. Notifications

To the extent known by CORPORATION, CORPORATION shall immediately notify CITY in writing if the Plaza is damaged or threatened by any of the activities conducted by CORPORATION or persons or entities other than CORPORATION, including, but not limited to:

- a. any accident or other incident which has caused or may cause injury to persons or property occurring at the Plaza.
- b. any claim for injury, death, property damage, or theft which may be asserted against CORPORATION or CITY with respect to the Plaza.

- c. any unusual conditions of which CORPORATION is aware that may develop in the course of the Plaza operation into, fire, flood, casualty, or substantial damage of any kind.

CORPORATION shall designate a person primarily responsible for documents, and responding to and resolving claims for loss or damage including insured claims for loss or damages. CORPORATION shall provide CITY with the name, address and telephone number of such person within thirty (30) calendar days of the date of this AGREEMENT.

CITY shall provide CORPORATION with the acceptable format for accident and incident reporting, which may be supplemented by CORPORATION.

E. Emergency Response Plaza

Prior to the Commencement Date for the AGREEMENT, CORPORATION shall provide CITY a current emergency response plan identifying staff who have authority to address, twenty-four (24) hours a day, seven (7) days a week, problems or complaints resulting from CORPORATION's use of the Plaza.

F. Complaints

If CITY receives citizen complaints, a field investigation will be completed by CITY. Complaints to CITY should be directed to CITY's primary contact. CITY will notify CORPORATION of any citizen complaint prior to investigation and will provide CORPORATION with a copy of the complaint.

G. Privilege

a. Limited Privilege

This AGREEMENT gives CORPORATION an approval to use the Plaza for the purposes stated in this AGREEMENT only and, notwithstanding any statement to the contrary herein, this AGREEMENT does not constitute a grant by CITY of any ownership, leasehold, easement, or other property interest or estate whatsoever (other than a permit to enter and perform the services described in this AGREEMENT) in the Plaza. Nothing in this AGREEMENT shall be construed as granting or creating any franchise rights pursuant to any federal, state or local laws. CORPORATION accepts the Plaza in their "AS IS" condition.

b. Occupancy by Corporation

CORPORATION's use of the Plaza is temporary and does not constitute abandonment, whether expressed or implied, by CITY of any of its rights associated with the statutory and customary purpose and the use, management, operation, and cleaning of the Plaza.

c. Non-Exclusive Privilege

The approval granted in this AGREEMENT shall be non-exclusive. Nothing contained in this AGREEMENT shall be construed, in any way, to limit, alter, or waive the right of CITY to authorize persons or entities other than CORPORATION to access and use the Plaza.

d. Subject to City and Public Uses

Notwithstanding anything to the contrary in this AGREEMENT, the approval granted herein, and any and all of CORPORATION's service responsibilities hereunder, shall be subject and subordinate at all times to CITY's existing and future use of the Plaza for municipal and other purposes, as well as the use of other public agencies including but not limited to public utility agencies. In case of an emergency, as determined by CITY, CITY shall notify CORPORATION and CITY may immediately remove the Plaza from the public rights-of-way as required by CITY. If not an emergency, the CITY shall provide advance written notification within thirty (30) calendar days to CORPORATION of the termination of this AGREEMENT.

SECTION IV - CITY RESPONSIBILITIES

CITY shall construct and initially install improvements to the Plaza including the striping, reflective delineators, signage and other approved traffic control devices, parking meters, street surface treatment, and weighted barrier planters with vegetation. CITY shall be responsible for the maintenance, repair and improvements of public property within and outside the Plaza including but not limited to sidewalks, curbs, barriers, lighting and signage.

CITY shall provide for the delivery of Furniture Kits as agreed upon between CITY and CORPORATION.

CITY shall maintain the Plaza area demonstration street surface treatment in a condition as deemed appropriate and for which funding has been designated.

A. Barrier Planter Replacement

In the event that any weighted barrier planter is damaged due to an accident or other incident, CITY shall replace such weighted non-vegetated barrier planter ensuring sufficient weight and spacing of the planter, as more particularly described in Exhibit B. CORPORATION shall replace vegetation in accordance with the People St Approved Plant Palette.

B. Plaza Signage

The Plaza must remain publicly accessible. Each Plaza will be required to have at least two signs that state that the Plaza is publicly accessible. CITY shall be responsible for installing signs so that the design and language is consistent for all Plazas.

C. Utility Services

CITY shall furnish, at its cost, any and all utility services necessary or appropriate. Any utility services installed by CORPORATION must receive advanced written CITY approval and/or approval by appropriate public utility agencies. Said utility installations by CORPORATION may require post-installation inspection by public agencies at CORPORATION's cost.

It is expressly understood and agreed that CITY is under no obligation to manage, operate and/or clean the Plaza and in no event shall this Permit be construed to impose any such obligation on CITY.

SECTION V – COMPENSATION

- A. CITY acknowledges and agrees that Article XIII D of the California Constitution prohibits CORPORATION from expending assessment funds on general benefits and that CITY will fully compensate CORPORATION for CORPORATION's activities under this AGREEMENT, including all costs and expenses related to administration, overhead and insurance.
- B. Subject to availability of funds, CITY shall compensate CORPORATION up to but not to exceed twenty-six thousand and eight hundred ninety eight dollars (\$26,898) for a term of one (1) year with up to a one (1) one-year option up to but not to exceed twenty-seven thousand and eight dollars (\$27,008) of this AGREEMENT for the satisfactory performance of services described in Section III. See Exhibit C for Contract Fee Assumptions.
- C. CITY agrees to provide to CORPORATION a one-time only advance of a fund amount not to exceed twenty (20) percent of the total approved annual compensation of this AGREEMENT to cover initial expenses that directly impact the satisfactory performance of services described in Section III. CONTRACTOR required to provide CITY with supporting documentation in compliance with invoice requirements described in Section V.F. Monthly invoices must document the services attributed to the remaining balance of the advance.
- D. During the term of this AGREEMENT, CITY shall compensate CORPORATION for the satisfactory performance of its services and shall submit invoices no more frequently than monthly.
- E. CORPORATION shall maintain a system of internal fiscal control in accordance with Generally Accepted Accounting Principles (GAAP). Internal fiscal control comprises the plan of organization and all of the coordinated methods and measures adopted within an organization to safeguard its assets check the adequacy and the reliability of its accounting data, promote operating efficiency and the assured adherence to prescribed management policies.
- F. CORPORATION agrees that, should CITY determine that CORPORATION's record keeping, reporting techniques or data collection are inadequate to allow for effective monitoring and evaluation of the program, CITY shall have the right to demand whatever

records it deems adequate to correct such deficiencies in matters pertaining to the execution of the AGREEMENT. Should these books and records still not meet the minimum Generally Accepted Accounting Principles (GAAP), CITY reserves the right to withhold any or all payments to the CORPORATION until such time as they meet these standards.

- G. In compliance with the CITY requirements under Charter Section 262(a), CORPORATION shall prepare monthly invoices due by the tenth (10th) working day of the month for work performed and items purchased during the previous month.

Invoices for payment of services shall document all charges and fees and be prepared in such form and supported by such copies of invoices, payrolls and by other documents as may be required by the CITY to establish that the charges are "allowable". Invoices must be task specific, organized by the type of task, item specification and must include the completed work product for the task.

All invoices shall be submitted on the company's letterhead that contains the company's official logo, or contain other unique and identifying information such as name and address of company or individual. Evidence that tasks have been completed, in the form of a report, shall be attached to the invoices, as applicable.

- H. Invoices and supporting documentation shall be prepared at the sole expense and responsibility of CORPORATION. CITY will not compensate CORPORATION for any costs incurred for invoice preparation.
- I. CITY may request in writing, changes to the content and format of the invoice and supporting documentation at any time. CITY reserves the right to request additional supporting documentation to substantiate costs at any time.
- J. Payment to CORPORATION may be withheld by CITY if CORPORATION fails to comply with the provision of the AGREEMENT.
- K. CITY will process payment within fifteen (15) days upon receipt of completed invoice as described in Section V.F.

SECTION VI - STANDARD PROVISIONS FOR CITY AGREEMENTS

Hereby incorporated by reference into this AGREEMENT are the Standard Provisions for CITY Contracts (Revised 3/09), which are attached hereto as Exhibit D and included herein by reference.

[Signatures on following page.]

IN WITNESS WHEREOF, the CITY and CORPORATION have caused this AGREEMENT to be executed by their duly authorized representatives as of the date first stated above.

Approved as to Form:

Michael Feuer, CITY Attorney

Executed for:
The CITY of Los Angeles

By: _____
Michael Nagle
Deputy CITY Attorney

By: _____
Seleta J. Reynolds
General Manager
Department of Transportation

Date: _____

Date: _____

Attest:
Holly L. Wolcott, City Clerk

Executed for:

Downtown Center Business Improvement
District Management Corporation

By: _____

By: _____
Carol E. Schatz
President and CEO

Date: _____

Date: _____

Contract Number: **C-** _____
Council File: **13- 035**

**AGREEMENT BETWEEN
THE CITY OF LOS ANGELES
AND
FASHION DISTRICT BUSINESS IMPROVEMENT DISTRICT**

Project: BROADWAY STREETSCAPE MASTER PLAN DRESS REHEARSAL

This agreement ("AGREEMENT") is made and entered into this 1st day of April 2015, by and between the City of Los Angeles ("CITY"), a municipal corporation acting through the Department of Transportation ("LADOT"), and the Downtown Los Angeles Property Owners Association, a California nonprofit corporation (also known as the Fashion District Business Improvement District) ("CORPORATION") for the purposes of providing management, operations and cleaning ("SERVICES") as defined below for the Broadway Streetscape Master Plan Dress Rehearsal Project of which the conceptual design plan is attached hereto as Exhibit A. Specifically, CORPORATION shall provide SERVICES for the project area of Broadway between 9th Street and 11th Streets. ("PLAZA").

As part of the City's People St program, the City is transforming roadway into vibrant Plaza spaces for crowds to sit, play, read, eat and shop. Plazas mean a respite from the intensity of urban life, and benefit the city as a whole, generating economic activity, improving safety and air quality, and attracting and building community.

Plazas and public spaces need continual care and programming. When communities feel ownership, such spaces thrive. For the success of People St Plazas, a limited partnership between the City and local caretakers is crucial: the City builds Plazas and a community-based partner cares in part for the cleanliness and management of the Plazas as set forth below for the term of this AGREEMENT.

CITY shall be fully responsible for managing and operating the activities described in Section IV - City Responsibilities. CORPORATION shall be fully responsible for implementing and directing Plaza management, operations and cleaning activities as described Section III - Corporation Services. CORPORATION understands and expressly agrees that it will comply with all applicable laws and regulations and maintain its non-profit status for the duration of this AGREEMENT.

WITNESSETH

WHEREAS, the City Council adopted a motion (Council File 11-0183-S1) based on the recommendation of the working group comprised of the Los Angeles County Department of Public Health, Department of City Planning, Department of Public Works, and LADOT to support the development and execution of People St in the City of Los Angeles;

WHEREAS, People St seeks to transform underutilized public rights-of-way into open public spaces (Plazas), and to transform parking spaces into parklets and bike corrals;

WHEREAS, the City Council instructed LADOT to prepare and present an AGREEMENT with the appropriate Business Improvement District(s) for the management, operation and cleaning of the Broadway Streetscape Master Plan Dress Rehearsal project area (Council File 13- 0356);

WHEREAS, CORPORATION is a Business Improvement District formed pursuant to Sections 36600 through 36604 of the California Streets and Highways Code, which receives its funding through special assessments on properties within the district. But CORPORATION may also receive funding from others sources;

WHEREAS, pursuant to Article XIII D of the California Constitution, CORPORATION may not spend any assessment funds on the provision of general rather than special benefits. When CORPORATION spends non-assessment monies for services, these services are not held to general versus special benefits criteria;

WHEREAS, CORPORATION desires to manage, operate and clean the Plaza areas according to the terms and conditions set forth in this AGREEMENT; and

WHEREAS, the Mayor authorized the General Manager of LADOT to negotiate and execute an AGREEMENT with various corporations for the management, operation and cleaning of various portions of the Broadway Streetscape Master Plan Dress Rehearsal Project;

NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements set forth herein, the parties hereto agree as follows:

SECTION I - INTRODUCTION AND CONDITION PRECEDENT

A. The Parties to this AGREEMENT are:

The CITY of Los Angeles, a municipal corporation, having its principal offices at 200 N. Main Street, Los Angeles, 10th Floor, CA 90012.

The CORPORATION, known as the **Fashion District Business Improvement District** having its office located at 626 Wilshire Boulevard, Suite 200, Los Angeles, CA 90017.

Representatives of the Parties and Services of Notices:

The representative of the respective parties who are authorized to administer this AGREEMENT and to whom formal notices, demands and communications shall be given are as follows:

The representative of CITY shall be, unless otherwise stated in this AGREEMENT:

Pauline Chan, Senior Transportation Engineer
Active Transportation Division
CITY of Los Angeles Department of Transportation
100 S. Main Street, 9th Floor
Los Angeles, CA 90012

The representative of the CORPORATION shall be, unless otherwise stated in this AGREEMENT:

Kent Smith, Executive Director
Downtown Los Angeles Property Owners Association , a California
nonprofit corporation (also known as the Fashion District Business
Improvement District)
110 E. 9th Street, Ste. A-1175
Los Angeles, CA 90079

B. Notices

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail to the people at the addresses set forth in Section I.A. unless changed pursuant to Section I.B.

C. Changes

If the name of the person designated to be given the notices, demands or communications or the address of such person is changed, written notice shall be given within five (5) calendar days after said change.

D. Conditions Precedent

a. Insurance Requirements

CORPORATION shall comply with all the insurance requirements under this AGREEMENT. All insurance verification must be produced on City Insurance Endorsement forms. Required insurance and Minimum Limits are included in the Standard Provisions for City Contracts (Revised 3/09) which are attached hereto as Exhibit E.

b. Contract Compliance

CORPORATION shall comply with the Standard Provisions for City Contracts (Revised 3/09).

c. Business Tax Registration Certificate

CORPORATION shall obtain a Business Tax Registration Certificate from the City's Office of Finance.

d. Corporate and Internal Service Documents

CORPORATION shall provide corporate and Internal Revenue Service documents showing tax exempt status.

SECTION II - TERMS OF AGREEMENT

A. Grant of Agreement

CITY hereby grants CORPORATION a one (1)-year renewable AGREEMENT for the purposes of management, operations and cleaning of the Plaza.

B. Agreement Period

This AGREEMENT shall be in effect for one (1) year, commencing on **April 1, 2015**, and terminating one (1) year from said date.

C. Renewal of Agreement

CITY may extend this AGREEMENT for one (1) one-year term, **or pro-rated portion thereof agreed to in advance of the renewal date**, subject to the availability of funds and subject to the approval of Mayor and/or City Council. CITY shall notify CORPORATION in writing within sixty (60) calendar days prior to the contract expiration if CITY desires to extend the contract. In the event, the AGREEMENT is not renewed, CITY shall become solely responsible for the services of the CORPORATION as set forth herein.

D. Revocable Agreement

Either CITY or CORPORATION may, at each party's sole option, revoke this AGREEMENT at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon sixty (60) calendar days written notice.

E. Modification

This AGREEMENT shall not be modified, amended or otherwise changed except by a written agreement duly executed by CITY and CORPORATION, and which amendment must be approved prior to execution by the Mayor and/or City Council, as required by applicable law.

F. Limited Assignment, Transfer, or Consent

This AGREEMENT is a privilege that is personal and specific to CORPORATION. This AGREEMENT in whole may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by CORPORATION without first obtaining the CITY's written consent.

This AGREEMENT is not appurtenant to the land. If CORPORATION wishes to transfer the privileges in whole or responsibility of services in whole for the Plaza, CORPORATION shall make a written request of such transfer to the CITY. The transfer of such shall be subject to CITY's written approval. If such a transfer is approved by CITY, a new agreement must be approved by the Mayor and/or City Council prior to contract execution.

Some of the privileges conferred under the AGREEMENT may be sold, conveyed, assigned, encumbered or otherwise transferred, in part, by CORPORATION. CORPORATION shall submit to the CITY documentation of formalized sale, conveyance, assignment, encumbrance, sublet or otherwise transfer of a portion of this AGREEMENT.

SECTION III - CORPORATION SERVICES

A. Corporation Responsibilities

During the term of this AGREEMENT, CORPORATION shall cause the Plaza to be regularly and consistently managed, operated and cleaned, as it relates to and in accordance with the service responsibilities set forth below.

CORPORATION shall schedule and manage routine cleaning and landscape maintenance tasks, develop administrative procedures, keep financial records, prepare monthly invoices to ensure cleanliness of the Plaza project area.

The public shall have free and open access to the seating areas within the Plaza unless otherwise precluded by a City-approved Special Event.

CORPORATION shall bear all costs and expenses resulting from the fulfillment of its responsibilities under this AGREEMENT, and shall keep the Plaza free and clear of any liens or claims of lien arising solely and directly from CORPORATION's responsibilities in this AGREEMENT.

a. Cleaning/Trash Removal Services

- i. Dirt, litter and obstructions shall be removed so as to ensure attractive, clean, and good conditions, and that trash and leaves are collected and removed to allow proper drainage.
- ii. Clean and empty any trash receptacles.
- iii. Dirt and litter shall be removed from planters and planting beds.
- iv. Graffiti, stickers, and other detritus shall be removed from the inside and the outside of planters to maintain planters in a clean, neat and sanitary condition.

b. Landscape Maintenance

- i. Barrier planters used to delineate traffic shall not be moved and are to remain in the fixed location in accordance with approved plans and specifications of which the planter placement plan is attached hereto as Exhibit B.
- ii. Water all plants in weighted barrier planters as necessary to maintain such vegetation in a healthy condition.
- iii. Remove or destroy any weeds from planters.
- iv. Trim plants to maintain visibility lines-of-sight.

- v. Replace planter vegetation that dies, is damaged and/or is stolen with plants from the People St Approved Plant Palette specifications of which the palette is attached hereto as Exhibit B. Replace planter vegetation with a frequency as agreed upon by CONTRACTOR and CITY up to the maximum City approved one-year term approved compensation amount, such that planters are not empty of plant life. In the event that any weighted barrier planter is damaged due to an accident or other incident, replace planter vegetation such that landscaping is maintained to the specifications of which the plant palette is attached hereto as Exhibit B.
- c. Furniture Kit Acquisition and Maintenance
 - i. CITY shall provide a set of twenty-six (26) Furniture Kits for the Broadway Streetscape Master Plan Dress Rehearsal Project area free of charge on a first come, first serve basis among the Downtown Center, Historic Downtown and Fashion District Business Improvement Districts for the purposes of supporting active use in their respective Plaza project areas. CORPORATION shall submit written request to CITY's primary contact for Furniture Kits.
 - ii. CORPORATION shall bear all costs and expenses resulting from the purchase of additional Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit which are attached hereto as Exhibit B.
 - iii. Upon CORPORATION receipt of additional Furniture Kit items, CORPORATION shall be fully responsible for cleaning and maintaining Furniture Kit items in good repair.
 - iv. CORPORATION shall replace missing or damaged additional Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit B.
 - v. CORPORATION shall not add, subtract or otherwise modify the People St Approved Furniture Kit items without advance CITY written approval of such modifications.
- d. Management and Operations Responsibilities
 - i. CORPORATION shall be responsible for directing interested event organizers to the City approved process for reviewing, approving and permitting People St Programmed Activities in the Plaza.
 - ii. CORPORATION shall be responsible for managing and operating a budget to ensure CORPORATION is able to fulfill the services set forth in this section.
- e. Corporation shall not:
 - i. Place or install any items that are not included as a part of the People St Approved Kit-of-Parts, including but not limited to, moveable furniture, signage, murals, street surface painting, or public art.

- ii. Alter or modify the Plaza without any prior written permission of CITY.
 - iii. Place, install or construct permanent fixtures, structures or improvements on the Plaza without advance written approval from CITY.
 - iv. Engage in any advertising, commercial uses, vending and/or sales in the Plaza, without prior written approval by the CITY. However, CORPORATION may install legally permissible signs or kiosks providing district information, directions or informing the public of available services or activities provided by CORPORATION or its members with advance written permission of CITY.
- f. Failure to Direct and Implement Services for the Plaza Termination
- i. If CITY determines that CORPORATION has failed to manage, operate, and clean the Plaza in accordance with this AGREEMENT, CITY shall notify CORPORATION in writing of such violation. Upon receiving a written notice of the violation, specifying the nature of the violation in reasonable detail, CORPORATION shall correct the violation within thirty (30) calendar days. If the violation cannot be reasonably cured within thirty (30) calendar days, CORPORATION shall commence to cure such violation within such period and diligently pursue the cure to completion within a timeframe determined by CITY.
 - ii. If CORPORATION fails to cure any such violation within the time frame set forth above, CITY may without further notice, declare a default under this AGREEMENT and terminate this AGREEMENT effective immediately upon CORPORATION's receipt of written notice of such default and termination.
 - iii. The actions described in this section are CITY's sole remedy as a result of CORPORATION's failure to perform its obligations under this AGREEMENT.
- g. City's Right To Inspect
- CITY shall have the right, but not the obligation, to make periodic inspections of the Plaza, at CITY's sole discretion and cost, as conditions may warrant.
- h. Limits of Corporation Responsibilities
- i. Structural Conditions, Defects and Integrity of Plaza
- Notwithstanding anything contrary set forth elsewhere in this AGREEMENT or any other past, current or past agreements, CORPORATION shall as part of this AGREEMENT not be responsible for the management, operation, maintenance, repair or cleaning of the sidewalk, curbs, street lighting, traffic signals, parkway trees or hardscaping related to the approved Plaza project area except as set forth above. CITY shall be responsible for the care,

maintenance, repair, rebuild, restore and improvements to the sidewalks, curbs, barriers, lighting, signage and any other items within the public property within and outside the Plaza.

CORPORATION, as part of this AGREEMENT, shall not have the responsibility to repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT. CITY shall be responsible for the repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT.

ii. Special Events, Crime and Accidents

Notwithstanding anything contrary set forth elsewhere in this AGREEMENT, CORPORATION shall not be responsible for the management, operation, or cleaning (including the removal of refuse or debris) arising from any (i) special event including but not limited to fairs, carnivals, races, concerts, performances, or other publicly organized or permitted activities or events); (ii) civil disobedience or non-permitted gathering, crime, riot, or terrorist act; or (iii) traffic accident, fire, explosion, or other casualty loss (including earthquake, flooding or other storm event).

B. Use of Plaza

CORPORATION shall not engage in any grossly negligent or intentional acts that could reasonably be expected to damage anything in, on, under or around the Plaza or the adjacent public rights-of-way that could cause damage or uncleanness to, or poor operation of the Plaza or interfere with CITY's use of the Plaza or materially interfere with CITY's use of the Plaza.

a. Exercise of Due Care

CORPORATION shall use, and CORPORATION shall cause its agents and contractors to use, a reasonable standard of care in carrying out CORPORATION's obligations under this AGREEMENT.

b. Plaza Destruction or Damaged

If the Plaza is fully or partially destroyed or damaged and, as a result thereof, CORPORATION is no longer able to manage, operate, and clean the Plaza, CORPORATION shall notify CITY immediately. CITY shall determine within fifteen (15) calendar days after such event whether or not CITY intends to repair, rebuild or restore the Plaza and, in consultation with CORPORATION, determine whether or not the AGREEMENT shall become null and void. In the event the AGREEMENT becomes null and void, CITY shall assume responsibility for management, operations and cleaning services of CORPORATION herein.

If CITY decides for any reason to repair, rebuild, or restore any damaged public rights-of-way on which CITY installed the Plaza, CITY shall give CORPORATION at least ten (10) calendar days advance notice so the CORPORATION can make preparations or allowances for CITY to make repairs on or about the Plaza. In the event that CITY must remove the Plaza from the public rights-of-way, CITY may reinstall the Plaza in the public rights-of-way once the repairs are made. Notwithstanding the foregoing, if an emergency situation exists, CITY may take whatever actions are reasonably necessary in the circumstances to abate any imminent threat to public health or safety.

C. Independent Contractor Status

In rendering services hereunder, CORPORATION shall be and remain an independent contractor. It is expressly understood and acknowledged by the parties hereto that any amounts payable hereunder shall be paid in gross amount, without reduction for any federal or state withholding or other payroll taxes, or any other governmental taxes or charges. CORPORATION is responsible for assuming and remitting any applicable federal or state withholding taxes, estimated tax payments, social security payments, unemployment compensation payments, or any other fees or expenses whatsoever.

CORPORATION shall refrain from any action that would create or tend to create obligations, expressed or implied, on behalf of CITY, it being understood that CORPORATION is not and shall not be the legal representative or agent of CITY and that CORPORATION shall not be authorized to make any promise, warranty or representation except as specifically provided for in this AGREEMENT or as otherwise agreed to in writing between the parties.

D. Notifications

To the extent known by CORPORATION, CORPORATION shall immediately notify CITY in writing if the Plaza is damaged or threatened by any of the activities conducted by CORPORATION or persons or entities other than CORPORATION, including, but not limited to:

- a. any accident or other incident which has caused or may cause injury to persons or property occurring at the Plaza.
- b. any claim for injury, death, property damage, or theft which may be asserted against CORPORATION or CITY with respect to the Plaza.
- c. any unusual conditions of which CORPORATION is aware that may develop in the course of the Plaza operation into, fire, flood, casualty, or substantial damage of any kind.

CORPORATION shall designate a person primarily responsible for documents, and responding to and resolving claims for loss or damage including insured claims for loss or damages. CORPORATION shall provide CITY with the name, address and telephone number of such person within thirty (30) calendar days of the date of this AGREEMENT.

CITY shall provide CORPORATION with the acceptable format for accident and incident reporting, which may be supplemented by CORPORATION.

E. Emergency Response Plaza

Prior to the Commencement Date for the AGREEMENT, CORPORATION shall provide CITY a current emergency response plan identifying staff who have authority to address, twenty-four (24) hours a day, seven (7) days a week, problems or complaints resulting from CORPORATION's use of the Plaza.

F. Complaints

If CITY receives citizen complaints, a field investigation will be completed by CITY. Complaints to CITY should be directed to CITY's primary contact. CITY will notify CORPORATION of any citizen complaint prior to investigation and will provide CORPORATION with a copy of the complaint.

G. Privilege

a. Limited Privilege

This AGREEMENT gives CORPORATION an approval to use the Plaza for the purposes stated in this AGREEMENT only and, notwithstanding any statement to the contrary herein, this AGREEMENT does not constitute a grant by CITY of any ownership, leasehold, easement, or other property interest or estate whatsoever (other than a permit to enter and perform the services described in this AGREEMENT) in the Plaza. Nothing in this AGREEMENT shall be construed as granting or creating any franchise rights pursuant to any federal, state or local laws. CORPORATION accepts the Plaza in their "AS IS" condition.

b. Occupancy by Corporation

CORPORATION's use of the Plaza is temporary and does not constitute abandonment, whether expressed or implied, by CITY of any of its rights associated with the statutory and customary purpose and the use, management, operation, and cleaning of the Plaza.

c. Non-Exclusive Privilege

The approval granted in this AGREEMENT shall be non-exclusive. Nothing contained in this AGREEMENT shall be construed, in any way, to limit, alter, or waive the right of CITY to authorize persons or entities other than CORPORATION to access and use the Plaza.

d. Subject to City and Public Uses

Notwithstanding anything to the contrary in this AGREEMENT, the approval granted herein, and any and all of CORPORATION's service responsibilities hereunder, shall

be subject and subordinate at all times to CITY's existing and future use of the Plaza for municipal and other purposes, as well as the use of other public agencies including but not limited to public utility agencies. In case of an emergency, as determined by CITY, CITY shall notify CORPORATION and CITY may immediately remove the Plaza from the public rights-of-way as required by CITY. If not an emergency, the CITY shall provide advance written notification within thirty (30) calendar days to CORPORATION of the termination of this AGREEMENT.

SECTION IV - CITY RESPONSIBILITIES

CITY shall construct and initially install improvements to the Plaza including the striping, reflective delineators, signage and other approved traffic control devices, parking meters, street surface treatment, and weighted barrier planters with vegetation. CITY shall be responsible for the maintenance, repair and improvements of public property within and outside the Plaza including but not limited to sidewalks, curbs, barriers, lighting and signage.

CITY shall provide for the delivery of Furniture Kits as agreed upon between CITY and CORPORATION.

CITY shall maintain the Plaza area demonstration street surface treatment in a condition as deemed appropriate and for which funding has been designated.

A. Barrier Planter Replacement

In the event that any weighted barrier planter is damaged due to an accident or other incident, CITY shall replace such weighted non-vegetated barrier planter ensuring sufficient weight and spacing of the planter, as more particularly described in Exhibit B. CORPORATION shall replace vegetation in accordance with the People St Approved Plant Palette.

B. Plaza Signage

The Plaza must remain publicly accessible. Each Plaza will be required to have at least two signs that state that the Plaza is publicly accessible. CITY shall be responsible for installing signs so that the design and language is consistent for all Plazas.

C. Utility Services

CITY shall furnish, at its cost, any and all utility services necessary or appropriate. Any utility services installed by CORPORATION must receive advanced written CITY approval and/or approval by appropriate public utility agencies. Said utility installations by CORPORATION may require post-installation inspection by public agencies at CORPORATION's cost.

It is expressly understood and agreed that CITY is under no obligation to manage, operate and/or clean the Plaza and in no event shall this Permit be construed to impose any such obligation on CITY.

SECTION V – COMPENSATION

- A. CITY acknowledges and agrees that Article XIII D of the California Constitution prohibits CORPORATION from expending assessment funds on general benefits and that CITY will fully compensate CORPORATION for CORPORATION's activities under this AGREEMENT, including all costs and expenses related to administration, overhead and insurance.
- B. Subject to availability of funds, CITY shall compensate CORPORATION up to but not to exceed **thirty eight thousand and two hundred ninety three dollars (\$38,293)** for a term of one (1) year with up to a one (1) one-year option up to but not to exceed **thirty eight thousand and four hundred fifty dollars (\$38,450)** of this AGREEMENT for the satisfactory performance of services described in Section III. See Exhibit C for Contract cost assumptions.
- C. CITY agrees to provide to CORPORATION a one-time only advance of a fund amount not to exceed twenty (20) percent of the total approved annual compensation of this AGREEMENT to cover initial expenses that directly impact the satisfactory performance of services described in Section III. CONTRACTOR required to provide CITY with supporting documentation in compliance with invoice requirements described in Section V.F. Monthly invoices must document the services attributed to the remaining balance of the advance.
- D. During the term of this AGREEMENT, CITY shall compensate CORPORATION for the satisfactory performance of its services and shall submit invoices no more frequently than monthly.
- E. CORPORATION shall maintain a system of internal fiscal control in accordance with Generally Accepted Accounting Principles (GAAP). Internal fiscal control comprises the plan of organization and all of the coordinated methods and measures adopted within an organization to safeguard its assets check the adequacy and the reliability of its accounting data, promote operating efficiency and the assured adherence to prescribed management policies.
- F. CORPORATION agrees that, should CITY determine that CORPORATION's record keeping, reporting techniques or data collection are inadequate to allow for effective monitoring and evaluation of the program, CITY shall have the right to demand whatever records it deems adequate to correct such deficiencies in matters pertaining to the execution of the AGREEMENT. Should these books and records still not meet the minimum Generally Accepted Accounting Principles (GAAP), CITY reserves the right to withhold any or all payments to the CORPORATION until such time as they meet these standards.
- G. In compliance with the CITY requirements under Charter Section 262(a), CORPORATION shall prepare monthly invoices due by the tenth (10th) working day of the month for work performed and items purchased during the previous month.

Invoices for payment of services shall document all charges and fees and be prepared in such form and supported by such copies of invoices, payrolls and by other documents as may be required by the CITY to establish that the charges are "allowable". Invoices must be task specific, organized by the type of task, item specification and must include the completed

work product for the task.

All invoices shall be submitted on the company's letterhead that contains the company's official logo, or contain other unique and identifying information such as name and address of company or individual. Evidence that tasks have been completed, in the form of a report, shall be attached to the invoices, as applicable.

- H. Invoices and supporting documentation shall be prepared at the sole expense and responsibility of CORPORATION. CITY will not compensate CORPORATION for any costs incurred for invoice preparation.
- I. CITY may request in writing, changes to the content and format of the invoice and supporting documentation at any time. CITY reserves the right to request additional supporting documentation to substantiate costs at any time.
- J. Payment to CORPORATION may be withheld by CITY if CORPORATION fails to comply with the provision of the AGREEMENT.
- K. CITY will process payment within fifteen (15) days upon receipt of completed invoice as described in Section V.F.

SECTION VI - STANDARD PROVISIONS FOR CITY AGREEMENTS

Hereby incorporated by reference into this AGREEMENT are the Standard Provisions for CITY Contracts (Revised 3/09), which are attached hereto as Exhibit D and included herein by reference.

[Signatures on following page.]

IN WITNESS WHEREOF, the CITY and CORPORATION have caused this AGREEMENT to be executed by their duly authorized representatives as of the date first stated above.

Approved as to Form:

Michael Feuer, CITY Attorney

Executed for:
The CITY of Los Angeles

By: _____
Michael Nagle
Deputy CITY Attorney

By: _____
Seleta J. Reynolds
General Manager
Department of Transportation

Date: _____

Date: _____

Attest:
Holly L. Wolcott, CITY Clerk

Executed for:

Downtown Los Angeles Property Owners
Association, a California nonprofit
corporation (also known as the Fashion
District Business Improvement District)

By: _____

By: _____
Kent Smith
Executive Director

Date: _____

Date: _____

Contract Number: C- _____
Council File: 13- 0356

**AGREEMENT BETWEEN
THE CITY OF LOS ANGELES
AND
HISTORIC DOWNTOWN BUSINESS IMPROVEMENT DISTRICT**

Project: BROADWAY STREETSCAPE MASTER PLAN DRESS REHEARSAL

This agreement (“AGREEMENT”) is made and entered into this 1st day of April 2015, 2014, by and between the City of Los Angeles (“CITY”), a municipal corporation acting through the Department of Transportation (“LADOT”), and the Downtown Center Business Improvement District Management Corporation, a California nonprofit corporation (“CORPORATION”) for the purposes of providing management, operations and cleaning (“SERVICES”) as defined below for the Broadway Streetscape Master Plan Dress Rehearsal Project of which the conceptual design plan is attached hereto as Exhibit A. Specifically, CORPORATION shall provide SERVICES for the project area of Broadway between 2nd Street and 4th Streets. (“PLAZA”).

As part of the City’s People St program, the City is transforming roadway into vibrant Plaza spaces for crowds to sit, play, read, eat and shop. Plazas mean a respite from the intensity of urban life, and benefit the city as a whole, generating economic activity, improving safety and air quality, and attracting and building community.

Plazas and public spaces need continual care and programming. When communities feel ownership, such spaces thrive. For the success of People St Plazas, a limited partnership between the City and local caretakers is crucial: the City builds Plazas and a community-based partner cares in part for the cleanliness and management of the Plazas as set forth below for the term of this AGREEMENT.

CITY shall be fully responsible for managing and operating the activities described in Section IV - City Responsibilities. CORPORATION shall be fully responsible for implementing and directing Plaza management, operations and cleaning activities as described Section III - Corporation Services. CORPORATION understands and expressly agrees that it will comply with all applicable laws and regulations and maintain its non-profit status for the duration of this AGREEMENT.

WITNESSETH

WHEREAS, the City Council adopted a motion (Council File 11-0183-S1) based on the recommendation of the working group comprised of the Los Angeles County Department of Public Health, Department of City Planning, Department of Public Works, and LADOT to support the development and execution of People St in the City of Los Angeles;

WHEREAS, People St seeks to transform underutilized public rights-of-way into open public spaces (Plazas), and to transform parking spaces into parklets and bike corrals;

WHEREAS, the City Council instructed LADOT to prepare and present an AGREEMENT with the appropriate Business Improvement District(s) for the management, operation and cleaning of the Broadway Streetscape Master Plan Dress Rehearsal project area (Council File 13- 0356);

WHEREAS, CORPORATION is a Business Improvement District formed pursuant to Sections 36600 through 36604 of the California Streets and Highways Code, which receives its funding through special assessments on properties within the district. But CORPORATION may also receive funding from others sources;

WHEREAS, pursuant to Article XIII D of the California Constitution, CORPORATION may not spend any assessment funds on the provision of general rather than special benefits. When CORPORATION spends non-assessment monies for services, these services are not held to general versus special benefits criteria;

WHEREAS, CORPORATION desires to manage, operate and clean the Plaza areas according to the terms and conditions set forth in this AGREEMENT; and

WHEREAS, the Mayor authorized the General Manager of LADOT to negotiate and execute an AGREEMENT with various corporations for the management, operation and cleaning of various portions of the Broadway Streetscape Master Plan Dress Rehearsal Project;

NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements set forth herein, the parties hereto agree as follows:

SECTION I - INTRODUCTION AND CONDITION PRECEDENT

A. The Parties to this AGREEMENT are:

The CITY of Los Angeles, a municipal corporation, having its principal offices at 200 N. Main Street, Los Angeles, 10th Floor, CA 90012.

The CORPORATION, known as the **Historic Downtown Business Improvement District** having its office located at 626 Wilshire Boulevard, Suite 200, Los Angeles, CA 90017.

Representatives of the Parties and Services of Notices:

The representative of the respective parties who are authorized to administer this AGREEMENT and to whom formal notices, demands and communications shall be given are as follows:

The representative of CITY shall be, unless otherwise stated in this AGREEMENT:

Pauline Chan
Senior Transportation Engineer
Active Transportation Division
CITY of Los Angeles
Department of Transportation
100 S. Main Street, 9th Floor
Los Angeles, CA 90012

The representative of the CORPORATION shall be, unless otherwise stated in this AGREEMENT:

Blair Beston
Executive Director
Historic Core Business Improvement District
453 South Spring Street
Suite 1116
Los Angeles, California 90017

B. Notices

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail to the people at the addresses set forth in Section I.A. unless changed pursuant to Section I.B.

C. Changes

If the name of the person designated to be given the notices, demands or communications or the address of such person is changed, written notice shall be given within five (5) calendar days after said change.

D. Conditions Precedent

a. Insurance Requirements

CORPORATION shall comply with all the insurance requirements under this AGREEMENT. All insurance verification must be produced on City Insurance Endorsement forms. Required insurance and Minimum Limits are included in the Standard Provisions for City Contracts (Revised 3/09) which are attached hereto as Exhibit E.

b. Contract Compliance

CORPORATION shall comply with the Standard Provisions for City Contracts (Revised 3/09).

c. Business Tax Registration Certificate

CORPORATION shall obtain a Business Tax Registration Certificate from the City's Office of Finance.

d. Corporate and Internal Service Documents

CORPORATION shall provide corporate and Internal Revenue Service documents showing tax exempt status.

SECTION II - TERMS OF AGREEMENT

A. Grant of Agreement

CITY hereby grants CORPORATION a one (1)-year renewable AGREEMENT for the purposes of management, operations and cleaning of the Plaza.

B. Agreement Period

This AGREEMENT shall be in effect for one (1) year, commencing on **April 1, 2015**, and terminating one (1) year from said date.

C. Renewal of Agreement

CITY may extend this AGREEMENT for one (1) one-year term, **or pro-rated portion thereof agreed to in advance of the renewal date**, subject to the availability of funds and subject to the approval of Mayor and/or City Council. CITY shall notify CORPORATION in writing within sixty (60) calendar days prior to the contract expiration if CITY desires to extend the contract. In the event, the AGREEMENT is not renewed, CITY shall become solely responsible for the services of the CORPORATION as set forth herein.

D. Revocable Agreement

Either CITY or CORPORATION may, at each party's sole option, revoke this AGREEMENT at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon sixty (60) calendar days written notice.

E. Modification

This AGREEMENT shall not be modified, amended or otherwise changed except by a written agreement duly executed by CITY and CORPORATION, and which amendment must be approved prior to execution by the Mayor and/or City Council, as required by applicable law.

F. Limited Assignment, Transfer, or Consent

This AGREEMENT is a privilege that is personal and specific to CORPORATION. This AGREEMENT in whole may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by CORPORATION without first obtaining the CITY's written consent.

This AGREEMENT is not appurtenant to the land. If CORPORATION wishes to transfer the privileges in whole or responsibility of services in whole for the Plaza, CORPORATION shall make a written request of such transfer to the CITY. The transfer of such shall be subject to CITY's written approval. If such a transfer is approved by CITY, a new agreement must be approved by the Mayor and/or City Council prior to contract execution.

Some of the privileges conferred under the AGREEMENT may be sold, conveyed, assigned, encumbered or otherwise transferred, in part, by CORPORATION. CORPORATION shall

submit to the CITY documentation of formalized sale, conveyance, assignment, encumbrment, sublet or otherwise transfer of a portion of this AGREEMENT.

SECTION III - CORPORATION SERVICES

A. Corporation Responsibilities

During the term of this AGREEMENT, CORPORATION shall cause the Plaza to be regularly and consistently managed, operated and cleaned, as it relates to and in accordance with the service responsibilities set forth below.

CORPORATION shall schedule and manage routine cleaning and landscape maintenance tasks, develop administrative procedures, keep financial records, prepare monthly invoices to ensure cleanliness of the Plaza project area.

The public shall have free and open access to the seating areas within the Plaza unless otherwise precluded by a City-approved Special Event.

CORPORATION shall bear all costs and expenses resulting from the fulfillment of its responsibilities under this AGREEMENT, and shall keep the Plaza free and clear of any liens or claims of lien arising solely and directly from CORPORATION's responsibilities in this AGREEMENT.

a. Cleaning/Trash Removal Services

- i. Dirt, litter and obstructions shall be removed so as to ensure attractive, clean, and good conditions, and that trash and leaves are collected and removed to allow proper drainage.
- ii. Clean and empty any trash receptacles.
- iii. Dirt and litter shall be removed from planters and planting beds.
- iv. Graffiti, stickers, and other detritus shall be removed from the inside and the outside of planters to maintain planters in a clean, neat and sanitary condition.

b. Landscape Maintenance

- i. Barrier planters used to delineate traffic shall not be moved and are to remain in the fixed location in accordance with approved plans and specifications of which the planter placement plan is attached hereto as Exhibit B.
- ii. Water all plants in weighted barrier planters as necessary to maintain such vegetation in a healthy condition.
- iii. Remove or destroy any weeds from planters.
- iv. Trim plants to maintain visibility lines-of-sight.

- v. Replace planter vegetation that dies, is damaged and/or is stolen with plants from the People St Approved Plant Palette specifications of which the palette is attached hereto as Exhibit B. Replace planter vegetation with a frequency as agreed upon by CONTRACTOR and CITY up to the maximum City approved one-year term approved compensation amount, such that planters are not empty of plant life. In the event that any weighted barrier planter is damaged due to an accident or other incident, replace planter vegetation such that landscaping is maintained to the specifications of which the plant palette is attached hereto as Exhibit B.
- c. Furniture Kit Acquisition and Maintenance
 - i. CITY shall provide a set of twenty-six (26) Furniture Kits for the Broadway Streetscape Master Plan Dress Rehearsal Project area free of charge on a first come, first serve basis among the Downtown Center, Historic Downtown and Fashion District Business Improvement Districts for the purposes of supporting active use in their respective Plaza project areas. CORPORATION shall submit written request to CITY's primary contact for Furniture Kits.
 - ii. CORPORATION shall bear all costs and expenses resulting from the purchase of additional Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit which are attached hereto as Exhibit B.
 - iii. Upon CORPORATION receipt of additional Furniture Kit items, CORPORATION shall be fully responsible for cleaning and maintaining Furniture Kit items in good repair.
 - iv. CORPORATION shall replace missing or damaged additional Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit B.
 - v. CORPORATION shall not add, subtract or otherwise modify the People St Approved Furniture Kit items without advance CITY written approval of such modifications.
- d. Management and Operations Responsibilities
 - i. CORPORATION shall be responsible for directing interested event organizers to the City approved process for reviewing, approving and permitting People St Programmed Activities in the Plaza.
 - ii. CORPORATION shall be responsible for managing and operating a budget to ensure CORPORATION is able to fulfill the services set forth in this section.

- e. Corporation shall not:
 - i. Place or install any items that are not included as a part of the People St Approved Kit-of-Parts, including but not limited to, moveable furniture, signage, murals, street surface painting, or public art.
 - ii. Alter or modify the Plaza without any prior written permission of CITY.
 - iii. Place, install or construct permanent fixtures, structures or improvements on the Plaza without advance written approval from CITY.
 - iv. Engage in any advertising, commercial uses, vending and/or sales in the Plaza, without prior written approval by the CITY. However, CORPORATION may install legally permissible signs or kiosks providing district information, directions or informing the public of available services or activities provided by CORPORATION or its members with advance written permission of CITY.
- f. Failure to Direct and Implement Services for the Plaza Termination
 - i. If CITY determines that CORPORATION has failed to manage, operate, and clean the Plaza in accordance with this AGREEMENT, CITY shall notify CORPORATION in writing of such violation. Upon receiving a written notice of the violation, specifying the nature of the violation in reasonable detail, CORPORATION shall correct the violation within thirty (30) calendar days. If the violation cannot be reasonably cured within thirty (30) calendar days, CORPORATION shall commence to cure such violation within such period and diligently pursue the cure to completion within a timeframe determined by CITY.
 - ii. If CORPORATION fails to cure any such violation within the time frame set forth above, CITY may without further notice, declare a default under this AGREEMENT and terminate this AGREEMENT effective immediately upon CORPORATION's receipt of written notice of such default and termination.
 - iii. The actions described in this section are CITY's sole remedy as a result of CORPORATION's failure to perform its obligations under this AGREEMENT.
- g. City's Right To Inspect

CITY shall have the right, but not the obligation, to make periodic inspections of the Plaza, at CITY's sole discretion and cost, as conditions may warrant.
- h. Limits of Corporation Responsibilities
 - i. Structural Conditions, Defects and Integrity of Plaza

Notwithstanding anything contrary set forth elsewhere in this AGREEMENT or any other past, current or past agreements, CORPORATION shall as part of this AGREEMENT not be responsible for the management, operation, maintenance, repair or cleaning of the sidewalk, curbs, street lighting, traffic signals, parkway trees or hardscaping related to the approved Plaza project area except as set forth above. CITY shall be responsible for the care, maintenance, repair, rebuild, restore and improvements to the sidewalks, curbs, barriers, lighting, signage and any other items within the public property within and outside the Plaza.

CORPORATION shall as part of this AGREEMENT shall not have the responsibility to repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT. CITY shall be responsible for the repair, rebuild or restore all or any portion of the Plaza and public property including the structural conditions, defects, hazards and integrity of the Plaza and public rights of way both before and during this AGREEMENT.

ii. Special Events, Crime and Accidents

Notwithstanding anything contrary set forth elsewhere in this AGREEMENT, CORPORATION shall not be responsible for the management, operation, or cleaning (including the removal of refuse or debris) arising from any (i) special event including but not limited to fairs, carnivals, races, concerts, performances, or other publicly organized or permitted activities or events); (ii) civil disobedience or non-permitted gathering, crime, riot, or terrorist act; or (iii) traffic accident, fire, explosion, or other casualty loss (including earthquake, flooding or other storm event).

B. Use of Plaza

CORPORATION shall not engage in any grossly negligent or intentional acts that could reasonably be expected to damage anything in, on, under or around the Plaza or the adjacent public rights-of-way that could cause damage or uncleanness to, or poor operation of the Plaza or interfere with CITY's use of the Plaza or materially interfere with CITY's use of the Plaza.

a. Exercise of Due Care

CORPORATION shall use, and CORPORATION shall cause its agents and contractors to use, a reasonable standard of care in carrying out CORPORATION's obligations under this AGREEMENT.

b. Plaza Destruction or Damaged

If the Plaza is fully or partially destroyed or damaged and, as a result thereof, CORPORATION is no longer able to manage, operate, and clean the Plaza,

CORPORATION shall notify CITY immediately. CITY shall determine within fifteen (15) calendar days after such event whether or not CITY intends to repair, rebuild or restore the Plaza and, in consultation with CORPORATION, determine whether or not the AGREEMENT shall become null and void. In the event the AGREEMENT becomes null and void, CITY shall assume responsibility for management, operations and cleaning services of CORPORATION herein.

If CITY decides for any reason to repair, rebuild, or restore any damaged public rights-of-way on which CITY installed the Plaza, CITY shall give CORPORATION at least ten (10) calendar days advance notice so the CORPORATION can make preparations or allowances for CITY to make repairs on or about the Plaza. In the event that CITY must remove the Plaza from the public rights-of-way, CITY may reinstall the Plaza in the public rights-of-way once the repairs are made. Notwithstanding the foregoing, if an emergency situation exists, CITY may take whatever actions are reasonably necessary in the circumstances to abate any imminent threat to public health or safety.

C. Independent Contractor Status

In rendering services hereunder, CORPORATION shall be and remain an independent contractor. It is expressly understood and acknowledged by the parties hereto that any amounts payable hereunder shall be paid in gross amount, without reduction for any federal or state withholding or other payroll taxes, or any other governmental taxes or charges. CORPORATION is responsible for assuming and remitting any applicable federal or state withholding taxes, estimated tax payments, social security payments, unemployment compensation payments, or any other fees or expenses whatsoever.

CORPORATION shall refrain from any action that would create or tend to create obligations, expressed or implied, on behalf of CITY, it being understood that CORPORATION is not and shall not be the legal representative or agent of CITY and that CORPORATION shall not be authorized to make any promise, warranty or representation except as specifically provided for in this AGREEMENT or as otherwise agreed to in writing between the parties.

D. Notifications

To the extent known by CORPORATION, CORPORATION shall immediately notify CITY in writing if the Plaza is damaged or threatened by any of the activities conducted by CORPORATION or persons or entities other than CORPORATION, including, but not limited to:

- a. any accident or other incident which has caused or may cause injury to persons or property occurring at the Plaza.
- b. any claim for injury, death, property damage, or theft which may be asserted against CORPORATION or CITY with respect to the Plaza.

- c. any unusual conditions of which CORPORATION is aware that may develop in the course of the Plaza operation into, fire, flood, casualty, or substantial damage of any kind.

CORPORATION shall designate a person primarily responsible for documents, and responding to and resolving claims for loss or damage including insured claims for loss or damages. CORPORATION shall provide CITY with the name, address and telephone number of such person within thirty (30) calendar days of the date of this AGREEMENT.

CITY shall provide CORPORATION with the acceptable format for accident and incident reporting, which may be supplemented by CORPORATION.

E. Emergency Response Plaza

Prior to the Commencement Date for the AGREEMENT, CORPORATION shall provide CITY a current emergency response plan identifying staff who have authority to address, twenty-four (24) hours a day, seven (7) days a week, problems or complaints resulting from CORPORATION's use of the Plaza.

F. Complaints

If CITY receives citizen complaints, a field investigation will be completed by CITY. Complaints to CITY should be directed to CITY's primary contact. CITY will notify CORPORATION of any citizen complaint prior to investigation and will provide CORPORATION with a copy of the complaint.

G. Privilege

a. Limited Privilege

This AGREEMENT gives CORPORATION an approval to use the Plaza for the purposes stated in this AGREEMENT only and, notwithstanding any statement to the contrary herein, this AGREEMENT does not constitute a grant by CITY of any ownership, leasehold, easement, or other property interest or estate whatsoever (other than a permit to enter and perform the services described in this AGREEMENT) in the Plaza. Nothing in this AGREEMENT shall be construed as granting or creating any franchise rights pursuant to any federal, state or local laws. CORPORATION accepts the Plaza in their "AS IS" condition.

b. Occupancy by Corporation

CORPORATION's use of the Plaza is temporary and does not constitute abandonment, whether expressed or implied, by CITY of any of its rights associated with the statutory and customary purpose and the use, management, operation, and cleaning of the Plaza.

c. Non-Exclusive Privilege

The approval granted in this AGREEMENT shall be non-exclusive. Nothing contained in this AGREEMENT shall be construed, in any way, to limit, alter, or waive the right of CITY to authorize persons or entities other than CORPORATION to access and use the Plaza.

d. Subject to City and Public Uses

Notwithstanding anything to the contrary in this AGREEMENT, the approval granted herein, and any and all of CORPORATION's service responsibilities hereunder, shall be subject and subordinate at all times to CITY's existing and future use of the Plaza for municipal and other purposes, as well as the use of other public agencies including but not limited to public utility agencies. In case of an emergency, as determined by CITY, CITY shall notify CORPORATION and CITY may immediately remove the Plaza from the public rights-of-way as required by CITY. If not an emergency, the CITY shall provide advance written notification within thirty (30) calendar days to CORPORATION of the termination of this AGREEMENT.

SECTION IV - CITY RESPONSIBILITIES

CITY shall construct and initially install improvements to the Plaza including the striping, reflective delineators, signage and other approved traffic control devices, parking meters, street surface treatment, and weighted barrier planters with vegetation. CITY shall be responsible for the maintenance, repair and improvements of public property within and outside the Plaza including but not limited to sidewalks, curbs, barriers, lighting and signage.

CITY shall provide for the delivery of Furniture Kits as agreed upon between CITY and CORPORATION.

CITY shall maintain the Plaza area demonstration street surface treatment in a condition as deemed appropriate and for which funding has been designated.

A. Barrier Planter Replacement

In the event that any weighted barrier planter is damaged due to an accident or other incident, CITY shall replace such weighted non-vegetated barrier planter ensuring sufficient weight and spacing of the planter, as more particularly described in Exhibit B. CORPORATION shall replace vegetation in accordance with the People St Approved Plant Palette.

B. Plaza Signage

The Plaza must remain publicly accessible. Each Plaza will be required to have at least two signs that state that the Plaza is publicly accessible. CITY shall be responsible for installing signs so that the design and language is consistent for all Plazas.

C. Utility Services

CITY shall furnish, at its cost, any and all utility services necessary or appropriate. Any utility services installed by CORPORATION must receive advanced written CITY approval and/or approval by appropriate public utility agencies. Said utility installations by CORPORATION may require post-installation inspection by public agencies at CORPORATION's cost.

It is expressly understood and agreed that CITY is under no obligation to manage, operate and/or clean the Plaza and in no event shall this Permit be construed to impose any such obligation on CITY.

SECTION V – COMPENSATION

- A. CITY acknowledges and agrees that Article XIII D of the California Constitution prohibits CORPORATION from expending assessment funds on general benefits and that CITY will fully compensate CORPORATION for CORPORATION's activities under this AGREEMENT, including all costs and expenses related to administration, overhead and insurance.
- B. Subject to availability of funds, CITY shall compensate CORPORATION up to but not to exceed **eighty-four thousand and four hundred eighty eight dollars (\$84,488) for a term of one (1) year with up to a one (1) one-year option up to but not to exceed eighty four thousand and eight hundred thirty five dollars (\$84,835)** of this AGREEMENT for the satisfactory performance of services described in Section III. See Exhibit C for Contract Fee Assumptions.
- C. CITY agrees to provide to CORPORATION a one-time only advance of a fund amount not to exceed twenty (20) percent of the total approved annual compensation of this AGREEMENT to cover initial expenses that directly impact the satisfactory performance of services described in Section III. CONTRACTOR required to provide CITY with supporting documentation in compliance with invoice requirements described in Section V.F. Monthly invoices must document the services attributed to the remaining balance of the advance.
- D. During the term of this AGREEMENT, CITY shall compensate CORPORATION for the satisfactory performance of its services and shall submit invoices no more frequently than monthly.
- E. CORPORATION shall maintain a system of internal fiscal control in accordance with Generally Accepted Accounting Principles (GAAP). Internal fiscal control comprises the plan of organization and all of the coordinated methods and measures adopted within an organization to safeguard its assets check the adequacy and the reliability of its accounting data, promote operating efficiency and the assured adherence to prescribed management policies.
- F. CORPORATION agrees that, should CITY determine that CORPORATION's record keeping, reporting techniques or data collection are inadequate to allow for effective

monitoring and evaluation of the program, CITY shall have the right to demand whatever records it deems adequate to correct such deficiencies in matters pertaining to the execution of the AGREEMENT. Should these books and records still not meet the minimum Generally Accepted Accounting Principles (GAAP), CITY reserves the right to withhold any or all payments to the CORPORATION until such time as they meet these standards.

- G. In compliance with the CITY requirements under Charter Section 262(a), CORPORATION shall prepare monthly invoices due by the tenth (10th) working day of the month for work performed and items purchased during the previous month.

Invoices for payment of services shall document all charges and fees and be prepared in such form and supported by such copies of invoices, payrolls and by other documents as may be required by the CITY to establish that the charges are "allowable". Invoices must be task specific, organized by the type of task, item specification and must include the completed work product for the task.

All invoices shall be submitted on the company's letterhead that contains the company's official logo, or contain other unique and identifying information such as name and address of company or individual. Evidence that tasks have been completed, in the form of a report, shall be attached to the invoices, as applicable.

- H. Invoices and supporting documentation shall be prepared at the sole expense and responsibility of CORPORATION. CITY will not compensate CORPORATION for any costs incurred for invoice preparation.
- I. CITY may request in writing, changes to the content and format of the invoice and supporting documentation at any time. CITY reserves the right to request additional supporting documentation to substantiate costs at any time.
- J. Payment to CORPORATION may be withheld by CITY if CORPORATION fails to comply with the provision of the AGREEMENT.
- K. CITY will process payment within fifteen (15) days upon receipt of completed invoice as described in Section V.F.

SECTION VI - STANDARD PROVISIONS FOR CITY AGREEMENTS

Hereby incorporated by reference into this AGREEMENT are the Standard Provisions for CITY Contracts (Revised 3/09), which are attached hereto as Exhibit D and included herein by reference.

[Signatures on following page.]

IN WITNESS WHEREOF, the CITY and CORPORATION have caused this AGREEMENT to be executed by their duly authorized representatives as of the date first stated above.

Approved as to Form:

Michael Feuer, CITY Attorney

Executed for:
The CITY of Los Angeles

By: _____
Michael Nagle
Deputy CITY Attorney

By: _____
Seleta J. Reynolds
General Manager
Department of Transportation

Date: _____

Date: _____

Attest:
Holly L. Wolcott, City Clerk

Executed for:
Historic Core Business Improvement District

By: _____

By: _____
Blair Beston
Executive Director

Date: _____

Date: _____

Contract Number: **C-** _____
Council File: **13- 035**









**APPLICATION TO SECURE, MANAGE AND MAINTAIN "FURNITURE KITS"
FOR THE
BROADWAY DRESS REHEARSAL PROJECT
July 1, 2014 – June 30, 2015**

City has determined that APPLICANT meets the following provisions:

- _____ ("APPLICANT") wishes to secure Furniture Kits in support of the Broadway Dress Rehearsal Project.
- APPLICANT has been informed that one Furniture Kit consists of one (1) umbrella with heavy base, one (1) table and three (3) chairs as shown in the attachment.
- APPLICANT has a current City Business Tax Registration Certificate (BTRC) and currently owns, leases or rents real estate with its frontage on South Broadway, between 2nd Street and 12th Street.
- APPLICANT has agreed to provide, and shall provide, Furniture Kit cleaning and management of the Furniture Kit(s) in the project area, with the nearest valid street address of _____ South Broadway.
- City will provide one or more of 31 available Furniture Kits in year one to APPLICANT immediately upon approval of the application;



APPROVED



DENIED

- APPLICANT was approved for _____ Furniture Kit(s) based on a review of the project area and frontage available that can be managed by APPLICANT.
- Application was approved and agreed to on this _____ day of July 2014.

1.0 The Parties of this Agreement are:

The City of Los Angeles, acting through its Department of Transportation, Active Transportation Division (ATD) having its office located at 100 S. Main Street, 9th floor, Los Angeles, CA 90012.

The APPLICANT, known as _____ owning, leasing or renting real estate with its frontage on South Broadway, between 2nd Street and 12th Street located at _____ South Broadway, Los Angeles, CA 900____.

1.1 Representatives of the Parties and Services of Notices:

The representative(s) of the respective parties and to whom formal notices, demands and communications shall be given are as follows:

The representative(s) of City shall be any of the individuals identified below, located at 100 S. Main Street, 9th Floor, Los Angeles, CA 90012:

Julie Amaya, Project Assistant, LADOT – Julie.Amaya@lacity.org
Margot Ocanas, Project Coordinator, LADOT – Margot.Ocanas@lacity.org
Lan Nguyen, Transportation Engineer, LADOT – Lan.Nguyen@lacity.org
Pauline Chan, Senior Transportation Engineer, LADOT – Pauline.Chan@lacity.org

The representative(s) of the APPLICANT shall be, unless otherwise stated in this APPLICATION:

2.0 Notices:

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail, or email, to the people at the addresses set forth in Section 1.1 above.

3.0 Changes:

If the name, or other information listed above, of the person designated to be given the notices, demands or communications is changed, written notice shall be given within five (5) calendar days after said change.

4.0 Terms of Acceptance of the Furniture Kit(s) by APPLICANT is as follows:

City hereby grants APPLICANT a one (1)-year renewable agreement for the purposes of cleaning and management of Broadway Dress Rehearsal Project Furniture Kit(s).

- 4.1 Period: This APPLICATION shall be in effect for one (1) year, commencing on the date the APPLICATION, or the date of the delivery of the Furniture Kits for the 1st year.
- 4.2 Renewal of Application: City may extend this APPLICATION for 1 year terms.
- 4.3 Revocable: Either City or APPLICANT may, at each party's sole option, revoke the approved Application at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon thirty (30) calendar days written notice, or immediately upon termination of the corporation or business entity identified in the BTRC.
- 4.4 Modification: This Application shall not be modified, amended or otherwise changed except by a written, executed Agreement.
- 4.5 Limited Assignment, Transfer, or Consent: This AGREEMENT is a privilege that is personal and specific to APPLICANT. This AGREEMENT, in whole or in part, may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by APPLICANT without first obtaining the City's prior written consent.
- 4.6 This AGREEMENT is only binding for the exclusive use of Furniture Kits on Broadway in the area specified in the vicinity of the APPLICANT. AGREEMENT shall be revoke in whole if this provision is not met. APPLICANT must return furniture kits without delay, and no later than 30 days PRIOR TO expiration of lease for the frontage on South Broadway.
- 4.7 APPLICANT shall maintain proper insurance to replace Furniture Kits as with the other property on their premises.

5.0 Furniture Kit Cleaning and Management Responsibilities

- 5.1 APPLICANT shall schedule and supervise routine cleaning and daily management of the Broadway Dress Rehearsal Project Furniture Kits to ensure high quality cleanliness and daily placement/storage of kit elements to maximize smooth and effective operations.
- 5.2 The public shall have free and open access to the seating areas within the public space unless otherwise precluded by a City-approved Special Event.
- 5.3 APPLICANT shall bear all costs and expenses resulting from the fulfillment of the cleaning and management responsibilities under this AGREEMENT.
- 5.4 APPLICANT shall:
- 5.4.1 Do a daily visual inspection to ensure the furniture remains attractive, clean and in good useable condition and free of damage, graffiti, dirt and grime.
 - 5.4.2 Do daily cleaning of and removing of debris from the tables, chairs and umbrellas.
 - 5.4.3 Do daily installing and removing of tables, chairs and umbrellas. **Tables, chairs and umbrellas are NOT to remain on the Plaza overnight** unless the operation is a 24-hour operation and fully supervised by APPLICANT during the full 24-hours of operation, especially during the late evening hours.
 - 5.4.4 All Furniture Kits must be properly secured or stored overnight, the method of which is approved by City upon granting of the APPLICANT the kits, unless it has been approved as a "24-hour operation."
 - 5.4.5 If your business contributes to the BID in your area, contact your respective BID to initiate trash pickup in the sidewalks areas maintained by the BIDs under separate agreement.
 - 5.4.6 Should vandalism or neglect damage the furniture elements, APPLICANT will notify City via email or in writing within 24 hours.
 - 5.4.7 Should an errant motorists damage the furniture elements, APPLICANT will notify City via email or telephone immediately.
 - 5.4.8 APPLICANT shall replace any missing or damaged Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit A, or as approved in the overall People St Program.
 - 5.4.9 APPLICANT shall bear all costs and expenses resulting from the purchase of Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit(s) in excess of, or to replace, the initial Furniture Kit(s) granted.

APPLICANT HAS REVIEWED AND CONCURS with the provisions within this APPLICATION AND AGREEMENT:

Name: _____ Email: _____
Address: _____ Phone: _____
Signature: _____ Date: _____

FOR CITY USE ONLY:

City of Los Angeles Department of Transportation

Address: _____ # of Kits: _____
Furniture Kits Issued on: _____

Date: _____
Lan Nguyen, Transportation Engineer / Construction Manager for Broadway Dress Rehearsal Project
☐ 1st notice of violation of the above provisions: Violation code(s) / date: _____
☐ 2nd notice of violation of the above provisions: Violation code(s) / date: _____
☐ Final Notice of violation of the above provisions AND TERMINATION OF APPROVAL:
Violation code(s) / date / Notes: _____

Broadway Dress Rehearsal, Standard Furniture Kit of Parts

Table (1)



Chairs (3)



Umbrella (1)



Color / Materials Selections



Umbrella Top:
Tuuci "Logo Red"



Chairs and Tables:
Emu "Aluminum"



Ground plane:
Midwest Inc
Decomposed Granite

Chair: "Arc En Ciel #314 Chair" by Emu

17"W x 17"D x 32"H

10.5 lbs

Aluminum w/ galvanized steel frame and steel slats

Contact Steve Prescott – Sales@brixey.com

Unit Cost: \$75 ea til 12/31/2014 (w/ bulk order of 78)

No assembly required

One year product guarantee

www.emuamericas.com

Table: "Arc En Ciel #346 Table" by Emu

32" Diameter circle x 29.52"H, 22 lbs

Aluminum color E-coated powder coat w/ solid steel top and base

Contact Steve Prescott – Sales@brixey.com

Unit Cost: \$168 each until 12/31/2014

(with bulk order of 26)

Assembly required (fasten top to legs)

One year product guarantee

Umbrella: "Baymaster with 8.5' Square Canopy" by Tuuci

8.5 Square, 1.5" Diameter Mast

20 lbs Umbrella + 95 lbs Base Wheels

Marine Satin Anodized Finish, Classic Aluminum Parasol, marine Grade Sunbrella Canopy. "Logo Red" color

Contact Lindsay Kissel or Sharon Prescott – Sharon-prescott@earthlink.net

Unit Cost: \$547 Umbrella, \$250 Base with wheels, if wind more than 16 mph need 150 lb base @ \$310 – price good until 12/31/2014 (with bulk order of 26)

Minimal set up, deck mount onto stand and umbrellla into deck mount

Five year fabric fade resistance guarantee - www.tuuci.com/warranty



**APPLICATION TO SECURE, MANAGE AND MAINTAIN "FURNITURE KITS"
FOR THE
BROADWAY DRESS REHEARSAL PROJECT
July 1, 2014 – June 30, 2015**

City has determined that APPLICANT meets the following provisions:

- Grand Central Square ("APPLICANT") wishes to secure Furniture Kits in support of the Broadway Dress Rehearsal Project.
- APPLICANT has been informed that one Furniture Kit consists of one (1) umbrella with heavy base, one (1) table and three (3) chairs as shown in the attachment.
- APPLICANT has a current City Business Tax Registration Certificate (BTRC) and currently owns, leases or rents real estate with its frontage on South Broadway, between 2nd Street and 12th Street.
- APPLICANT has agreed to provide, and shall provide, Furniture Kit cleaning and management of the Furniture Kit(s) in the project area, with the nearest valid street address of 317 South Broadway.
- City will provide one or more of 31 available Furniture Kits in year one to APPLICANT immediately upon approval of the application;



APPROVED



DENIED

- APPLICANT was approved for _____ Furniture Kit(s) based on a review of the project area and frontage available that can be managed by APPLICANT.
- Application was approved and agreed to on this 2nd day of July 2014.

1.0 The Parties of this Agreement are:

The City of Los Angeles, acting through its Department of Transportation, Active Transportation Division (ATD) having its office located at 100 S. Main Street, 9th floor, Los Angeles, CA 90012

The APPLICANT, known as Grand Central Square owning, leasing or renting real estate with its frontage on South Broadway, between 2nd Street and 12th Street located at 317 South Broadway, Los Angeles, CA 90013

1.1 Representatives of the Parties and Services of Notices:

The representative(s) of the respective parties and to whom formal notices, demands and communications shall be given are as follows:

The representative(s) of City shall be any of the individuals identified below, located at 100 S. Main Street, 9th Floor, Los Angeles, CA 90012:

Julie Amaya, Project Assistant, LADOT – Julie.Amaya@lacity.org
Margot Ocanas, Project Coordinator, LADOT – Margot.Ocanas@lacity.org
Lan Nguyen, Transportation Engineer, LADOT – Lan.Nguyen@lacity.org
Pauline Chan, Senior Transportation Engineer, LADOT – Pauline.Chan@lacity.org

The representative(s) of the APPLICANT shall be, unless otherwise stated in this APPLICATION:

Matthew Nolan mnolan@grandcentralsquare.com
**Benito Chavez BChavez@grandcentralsquare.com*
Chris Farber cfarber@grandcentralsquare.com
**Primary Contact*
Director of Operations

2.0 Notices:

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail, or email, to the people at the addresses set forth in Section 1.1 above.

3.0 Changes:

If the name, or other information listed above, of the person designated to be given the notices, demands or communications is changed, written notice shall be given within five (5) calendar days after said change.

4.0 Terms of Acceptance of the Furniture Kit(s) by APPLICANT is as follows:

City hereby grants APPLICANT a one (1)-year renewable agreement for the purposes of cleaning and management of Broadway Dress Rehearsal Project Furniture Kit(s).

- 4.1 Period: This APPLICATION shall be in effect for one (1) year, commencing on the date the APPLICATION, or the date of the delivery of the Furniture Kits for the 1st year.
- 4.2 Renewal of Application: City may extend this APPLICATION for 1 year terms.
- 4.3 Revocable: Either City or APPLICANT may, at each party's sole option, revoke the approved Application at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon thirty (30) calendar days written notice, or immediately upon termination of the corporation or business entity identified in the BTRC.
- 4.4 Modification: This Application shall not be modified, amended or otherwise changed except by a written, executed Agreement.
- 4.5 Limited Assignment, Transfer, or Consent: This AGREEMENT is a privilege that is personal and specific to APPLICANT. This AGREEMENT, in whole or in part, may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by APPLICANT without first obtaining the City's prior written consent.
- 4.6 This AGREEMENT is only binding for the exclusive use of Furniture Kits on Broadway in the area specified in the vicinity of the APPLICANT. AGREEMENT shall be revoke in whole if this provision is not met. APPLICANT must return furniture kits without delay, and no later than 30 days PRIOR TO expiration of lease for the frontage on South Broadway.
- 4.7 APPLICANT shall maintain proper insurance to replace Furniture Kits as with the other property on their premises.

5.0 Furniture Kit Cleaning and Management Responsibilities

- 5.1 APPLICANT shall schedule and supervise routine cleaning and daily management of the Broadway Dress Rehearsal Project Furniture Kits to ensure high quality cleanliness and daily placement/storage of kit elements to maximize smooth and effective operations.
- 5.2 The public shall have free and open access to the seating areas within the public space unless otherwise precluded by a City-approved Special Event.
- 5.3 APPLICANT shall bear all costs and expenses resulting from the fulfillment of the cleaning and management responsibilities under this AGREEMENT.
- 5.4 APPLICANT shall:
- 5.4.1 Do a daily visual inspection to ensure the furniture remains attractive, clean and in good useable condition and free of damage, graffiti, dirt and grime.
 - 5.4.2 Do daily cleaning of and removing of debris from the tables, chairs and umbrellas.
 - 5.4.3 Do daily installing and removing of tables, chairs and umbrellas. **Tables, chairs and umbrellas are NOT to remain on the Plaza overnight** unless the operation is a 24-hour operation and fully supervised by APPLICANT during the full 24-hours of operation, especially during the late evening hours.
 - 5.4.4 All Furniture Kits must be properly secured or stored overnight, the method of which is approved by City upon granting of the APPLICANT the kits, unless it has been approved as a "24-hour operation."
 - 5.4.5 If your business contributes to the BID in your area, contact your respective BID to initiate trash pickup in the sidewalks areas maintained by the BIDs under separate agreement.
 - 5.4.6 Should vandalism or neglect damage the furniture elements, APPLICANT will notify City via email or in writing within 24 hours.
 - 5.4.7 Should an errant motorists damage the furniture elements, APPLICANT will notify City via email or telephone immediately.
 - 5.4.8 APPLICANT shall replace any missing or damaged Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit A, or as approved in the overall People St Program.
 - 5.4.9 APPLICANT shall bear all costs and expenses resulting from the purchase of Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit(s) in excess of, or to replace, the initial Furniture Kit(s) granted.

APPLICANT HAS REVIEWED AND CONCURS with the provisions within this APPLICATION AND AGREEMENT:

Name: Mattheu Nolan Email: mnolan@grandcentralsquare.com
Address: 317 S Broadway Phone: 310-562-1006
Signature: [Signature] Date: 7/2/2014

FOR CITY USE ONLY:

City of Los Angeles Department of Transportation

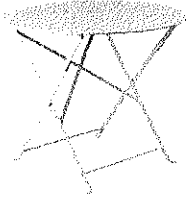
Address: 317 # of Kits: _____
Furniture Kits Issued on: _____

[Signature] Date: 7/2/2014
Lan Nguyen, Transportation Engineer / Construction Manager for Broadway Dress Rehearsal Project

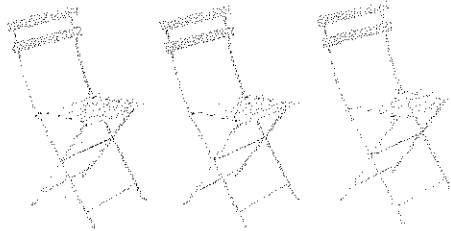
- ☐ 1st notice of violation of the above provisions: Violation code(s) / date: _____
- ☐ 2nd notice of violation of the above provisions: Violation code(s) / date: _____
- ☐ Final Notice of violation of the above provisions AND TERMINATION OF APPROVAL:
Violation code(s) / date / Notes: _____

Broadway Dress Rehearsal, Standard Furniture Kit of Parts

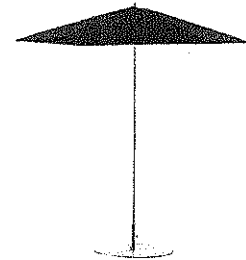
Table (1)



Chairs (3)



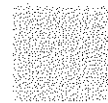
Umbrella (1)



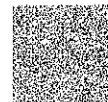
Color / Materials Selections



Umbrella Top:
Tuuci "Logo Red"



Chairs and Tables:
Emu "Aluminum"



Ground plane:
Midwest Inc
Decomposed Granite

Chair: "Arc En Ciel #314 Chair" by Emu

17"W x 17"D x 32"H

10.5 lbs

Aluminum w/ galvanized steel frame and steel slats

Contact Steve Prescott – Sales@brixey.com

Unit Cost: \$75 ea til 12/31/2014 (w/ bulk order of 78)

No assembly required

One year product guarantee

www.emuamericas.com

Table: "Arc En Ciel #346 Table" by Emu

32" Diameter circle x 29.52"H, 22 lbs

Aluminum color E-coated powder coat w/ solid steel top and base

Contact Steve Prescott – Sales@brixey.com

Unit Cost: \$168 each until 12/31/2014

(with bulk order of 26)

Assembly required (fasten top to legs)

One year product guarantee

Umbrella: "Baymaster with 8.5' Square Canopy" by Tuuci

8.5 Square, 1.5" Diameter Mast

20 lbs Umbrella + 95 lbs Base Wheels

Marine Satin Anodized Finish, Classic Aluminum Parasol, marine Grade

Sunbrella Canopy. "Logo Red" color

Contact Lindsay Kissel or Sharon Prescott – Sharon-prescott@earthlink.net

Unit Cost: \$547 Umbrella, \$250 Base with wheels, if wind more than 16 mph need 150 lb base @ \$310 – price good until 12/31/2014 (with bulk order of 26)

Minimal set up, deck mount onto stand and umbrellaa into deck mount

Five year fabric fade resistance guarantee - www.tuuci.com/warranty



**APPLICATION TO SECURE, MANAGE AND MAINTAIN "FURNITURE KITS"
FOR THE
BROADWAY DRESS REHEARSAL PROJECT
July 1, 2014 – June 30, 2015**

City has determined that APPLICANT meets the following provisions:

- The Blackstone ("APPLICANT") wishes to secure Furniture Kits in support of the Broadway Dress Rehearsal Project.
- APPLICANT has been informed that one Furniture Kit consists of one (1) umbrella with heavy base, one (1) table and three (3) chairs as shown in the attachment.
- APPLICANT has a current City Business Tax Registration Certificate (BTRC) and currently owns, leases or rents real estate with its frontage on South Broadway, between 2nd Street and 12th Street.
- APPLICANT has agreed to provide, and shall provide, Furniture Kit cleaning and management of the Furniture Kit(s) in the project area, with the nearest valid street address of 901 South Broadway.
- City will provide one or more of 31 available Furniture Kits in year one to APPLICANT immediately upon approval of the application;



APPROVED



DENIED

- APPLICANT was approved for 3-5? Furniture Kit(s) based on a review of the project area and frontage available that can be managed by APPLICANT.
- Application was approved and agreed to on this 3rd day of July 2014.

1.0 The Parties of this Agreement are:

The City of Los Angeles, acting through its Department of Transportation, Active Transportation Division (ATD) having its office located at 100 S. Main Street, 9th floor, Los Angeles, CA 90012.

The APPLICANT, known as The Blackstone owning, leasing or renting real estate with its frontage on South Broadway, between 2nd Street and 12th Street located at 901 South Broadway, Los Angeles, CA 90015.

1.1 Representatives of the Parties and Services of Notices:

The representative(s) of the respective parties and to whom formal notices, demands and communications shall be given are as follows:

The representative(s) of City shall be any of the individuals identified below, located at 100 S. Main Street, 9th Floor, Los Angeles, CA 90012:

Julie Amaya, Project Assistant, LADOT – Julie.Amaya@lacity.org
Margot Ocanas, Project Coordinator, LADOT – Margot.Ocanas@lacity.org
Lan Nguyen, Transportation Engineer, LADOT – Lan.Nguyen@lacity.org
Pauline Chan, Senior Transportation Engineer, LADOT – Pauline.Chan@lacity.org

The representative(s) of the APPLICANT shall be, unless otherwise stated in this APPLICATION:

The Blackstone
9015 Broadway #103
Los Angeles CA 90015

2.0 Notices:

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail, or email, to the people at the addresses set forth in Section 1.1 above.

3.0 Changes:

If the name, or other information listed above, of the person designated to be given the notices, demands or communications is changed, written notice shall be given within five (5) calendar days after said change.

4.0 Terms of Acceptance of the Furniture Kit(s) by APPLICANT is as follows:

City hereby grants APPLICANT a one (1)-year renewable agreement for the purposes of cleaning and management of Broadway Dress Rehearsal Project Furniture Kit(s).

- 4.1 Period: This APPLICATION shall be in effect for one (1) year, commencing on the date the APPLICATION, or the date of the delivery of the Furniture Kits for the 1st year.
- 4.2 Renewal of Application: City may extend this APPLICATION for 1 year terms.
- 4.3 Revocable: Either City or APPLICANT may, at each party's sole option, revoke the approved Application at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon thirty (30) calendar days written notice, or immediately upon termination of the corporation or business entity identified in the BTRC.
- 4.4 Modification: This Application shall not be modified, amended or otherwise changed except by a written, executed Agreement.
- 4.5 Limited Assignment, Transfer, or Consent: This AGREEMENT is a privilege that is personal and specific to APPLICANT. This AGREEMENT, in whole or in part, may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by APPLICANT without first obtaining the City's prior written consent.
- 4.6 This AGREEMENT is only binding for the exclusive use of Furniture Kits on Broadway in the area specified in the vicinity of the APPLICANT. AGREEMENT shall be revoke in whole if this provision is not met. APPLICANT must return furniture kits without delay, and no later than 30 days PRIOR TO expiration of lease for the frontage on South Broadway.
- 4.7 APPLICANT shall maintain proper insurance to replace Furniture Kits as with the other property on their premises.

5.0 Furniture Kit Cleaning and Management Responsibilities

5.1 APPLICANT shall schedule and supervise routine cleaning and daily management of the Broadway Dress Rehearsal Project Furniture Kits to ensure high quality cleanliness and daily placement/storage of kit elements to maximize smooth and effective operations.

5.2 The public shall have free and open access to the seating areas within the public space unless otherwise precluded by a City-approved Special Event.

5.3 APPLICANT shall bear all costs and expenses resulting from the fulfillment of the cleaning and management responsibilities under this AGREEMENT.

5.4 APPLICANT shall:

5.4.1 Do a daily visual inspection to ensure the furniture remains attractive, clean and in good useable condition and free of damage, graffiti, dirt and grime.

5.4.2 Do daily cleaning of and removing of debris from the tables, chairs and umbrellas.

5.4.3 Do daily installing and removing of tables, chairs and umbrellas. **Tables, chairs and umbrellas are NOT to remain on the Plaza overnight** unless the operation is a 24-hour operation and fully supervised by APPLICANT during the full 24-hours of operation, especially during the late evening hours.

5.4.4 All Furniture Kits must be properly secured or stored overnight, the method of which is approved by City upon granting of the APPLICANT the kits, unless it has been approved as a "24-hour operation."

5.4.5 If your business contributes to the BID in your area, contact your respective BID to initiate trash pickup in the sidewalks areas maintained by the BIDs under separate agreement.

5.4.6 Should vandalism or neglect damage the furniture elements, APPLICANT will notify City via email or in writing within 24 hours.

5.4.7 Should an errant motorists damage the furniture elements, APPLICANT will notify City via email or telephone immediately.

5.4.8 APPLICANT shall replace any missing or damaged Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit A, or as approved in the overall People St Program.

5.4.9 APPLICANT shall bear all costs and expenses resulting from the purchase of Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit(s) in excess of, or to replace, the initial Furniture Kit(s) granted.

APPLICANT HAS REVIEWED AND CONCURS with the provisions within this APPLICATION AND AGREEMENT:

Name: Kerri Moran Email: TheBlackstone LA@gmail.com
Address: 901 S. Broadway #1001, L.A. CA 90015 Phone: 818-285-0616
Signature: [Signature] Date: 7/3/14

FOR CITY USE ONLY:

City of Los Angeles Department of Transportation

Address: _____ # of Kits: _____
Furniture Kits Issued on: _____

Date: _____

Lan Nguyen, Transportation Engineer / Construction Manager for Broadway Dress Rehearsal Project

☐ 1st notice of violation of the above provisions: Violation code(s) / date: _____

☐ 2nd notice of violation of the above provisions: Violation code(s) / date: _____

☐ Final Notice of violation of the above provisions AND TERMINATION OF APPROVAL:

Violation code(s) / date / Notes: _____



**APPLICATION TO SECURE, MANAGE AND MAINTAIN "FURNITURE KITS"
FOR THE
BROADWAY DRESS REHEARSAL PROJECT
July 1, 2014 – June 30, 2015**

City has determined that APPLICANT meets the following provisions:

- A-TECHNICAL COLLEGE ("APPLICANT") wishes to secure Furniture Kits in support of the Broadway Dress Rehearsal Project.
- APPLICANT has been informed that one Furniture Kit consists of one (1) umbrella with heavy base, one (1) table and three (3) chairs as shown in the attachment.
- APPLICANT has a current City Business Tax Registration Certificate (BTRC) and currently owns, leases or rents real estate with its frontage on South Broadway, between 2nd Street and 12th Street.
- APPLICANT has agreed to provide, and shall provide, Furniture Kit cleaning and management of the Furniture Kit(s) in the project area, with the nearest valid street address of 1033 South Broadway.
- City will provide one or more of 31 available Furniture Kits in year one to APPLICANT immediately upon approval of the application;



APPROVED



DENIED

- APPLICANT was approved for 4 Furniture Kit(s) based on a review of the project area and frontage available that can be managed by APPLICANT.
- Application was approved and agreed to on this 7th day of July 2014.

1.0 The Parties of this Agreement are:

The City of Los Angeles, acting through its Department of Transportation, Active Transportation Division (ATD) having its office located at 100 S. Main Street, 9th floor, Los Angeles, CA 90012.

The APPLICANT, known as A-Technical College owning, leasing or renting real estate with its frontage on South Broadway, between 2nd Street and 12th Street located at 1033 South Broadway, Los Angeles, CA 90015.

1.1 Representatives of the Parties and Services of Notices:

The representative(s) of the respective parties and to whom formal notices, demands and communications shall be given are as follows:

The representative(s) of City shall be any of the individuals identified below, located at 100 S. Main Street, 9th Floor, Los Angeles, CA 90012:

Julie Amaya, Project Assistant, LADOT – Julie.Amaya@lacity.org
Margot Ocanas, Project Coordinator, LADOT – Margot.Ocanas@lacity.org
Lan Nguyen, Transportation Engineer, LADOT – Lan.Nguyen@lacity.org
Pauline Chan, Senior Transportation Engineer, LADOT – Pauline.Chan@lacity.org

The representative(s) of the APPLICANT shall be, unless otherwise stated in this APPLICATION:

Ed Mendivil

2.0 Notices:

All notices, demands and communications to be given by either party shall be made in writing and may be affected by personal delivery or certified mail, or email, to the people at the addresses set forth in Section 1.1 above.

3.0 Changes:

If the name, or other information listed above, of the person designated to be given the notices, demands or communications is changed, written notice shall be given within five (5) calendar days after said change.

4.0 Terms of Acceptance of the Furniture Kit(s) by APPLICANT is as follows:

City hereby grants APPLICANT a one (1)-year renewable agreement for the purposes of cleaning and management of Broadway Dress Rehearsal Project Furniture Kit(s).

- 4.1 Period: This APPLICATION shall be in effect for one (1) year, commencing on the date the APPLICATION, or the date of the delivery of the Furniture Kits for the 1st year.
- 4.2 Renewal of Application: City may extend this APPLICATION for 1 year terms.
- 4.3 Revocable: Either City or APPLICANT may, at each party's sole option, revoke the approved Application at any time without cause or liability, and without any obligation to pay any consideration for such revocation, upon thirty (30) calendar days written notice, or immediately upon termination of the corporation or business entity identified in the BTRC.
- 4.4 Modification: This Application shall not be modified, amended or otherwise changed except by a written, executed Agreement.
- 4.5 Limited Assignment, Transfer, or Consent: This AGREEMENT is a privilege that is personal and specific to APPLICANT. This AGREEMENT, in whole or in part, may not be sold, conveyed, assigned, encumbered, sublet, or otherwise transferred by APPLICANT without first obtaining the City's prior written consent.
- 4.6 This AGREEMENT is only binding for the exclusive use of Furniture Kits on Broadway in the area specified in the vicinity of the APPLICANT. AGREEMENT shall be revoke in whole if this provision is not met. APPLICANT must return furniture kits without delay, and no later than 30 days PRIOR TO expiration of lease for the frontage on South Broadway.
- 4.7 APPLICANT shall maintain proper insurance to replace Furniture Kits as with the other property on their premises.

5.0 Furniture Kit Cleaning and Management Responsibilities

- 5.1 APPLICANT shall schedule and supervise routine cleaning and daily management of the Broadway Dress Rehearsal Project Furniture Kits to ensure high quality cleanliness and daily placement/storage of kit elements to maximize smooth and effective operations.
- 5.2 The public shall have free and open access to the seating areas within the public space unless otherwise precluded by a City-approved Special Event.
- 5.3 APPLICANT shall bear all costs and expenses resulting from the fulfillment of the cleaning and management responsibilities under this AGREEMENT.
- 5.4 APPLICANT shall:
- 5.4.1 Do a daily visual inspection to ensure the furniture remains attractive, clean and in good useable condition and free of damage, graffiti, dirt and grime.
 - 5.4.2 Do daily cleaning of and removing of debris from the tables, chairs and umbrellas.
 - 5.4.3 Do daily installing and removing of tables, chairs and umbrellas. **Tables, chairs and umbrellas are NOT to remain on the Plaza overnight** unless the operation is a 24-hour operation and fully supervised by APPLICANT during the full 24-hours of operation, especially during the late evening hours.
 - 5.4.4 All Furniture Kits must be properly secured or stored overnight, the method of which is approved by City upon granting of the APPLICANT the kits, unless it has been approved as a "24-hour operation."
 - 5.4.5 If your business contributes to the BID in your area, contact your respective BID to initiate trash pickup in the sidewalks areas maintained by the BIDs under separate agreement.
 - 5.4.6 Should vandalism or neglect damage the furniture elements, APPLICANT will notify City via email or in writing within 24 hours.
 - 5.4.7 Should an errant motorists damage the furniture elements, APPLICANT will notify City via email or telephone immediately.
 - 5.4.8 APPLICANT shall replace any missing or damaged Furniture Kit items in accordance with the specifications of the People St Approved Furniture Kit, which are attached hereto as Exhibit A, or as approved in the overall People St Program.
 - 5.4.9 APPLICANT shall bear all costs and expenses resulting from the purchase of Furniture Kit items in accordance with specifications of the People St Approved Furniture Kit(s) in excess of, or to replace, the initial Furniture Kit(s) granted.

APPLICANT HAS REVIEWED AND CONCURS with the provisions within this APPLICATION AND AGREEMENT:

Name: ATECHNICAL COLLEGE
010 CH MENDEVIL Email: emendevil@atechcollege.edu
Address: 1033 S BROADWAY ST Phone: 213-747-8292
Signature: [Signature] Date: 7/8/14

FOR CITY USE ONLY:

City of Los Angeles Department of Transportation

Address: _____ # of Kits: _____
Furniture Kits issued on: _____

Date: _____

Lan Nguyen, Transportation Engineer / Construction Manager for Broadway Dress Rehearsal Project

- ☐ 1st notice of violation of the above provisions: Violation code(s) / date: _____
- ☐ 2nd notice of violation of the above provisions: Violation code(s) / date: _____
- ☐ Final Notice of violation of the above provisions AND TERMINATION OF APPROVAL:
Violation code(s) / date / Notes: _____



LADOT
Moving LA Forward

*Broadway Dress Rehearsal Project
"Furniture Kit" Applicant*



Trade Tech School

Was selected to receive 4 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

Lan Nguyen, Transportation Engineer

Date: 8/8/14



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



Pestolini

Was selected to receive 2 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

Lafuente
Lan Nguyen, Transportation Engineer

Date: 8/8/14



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



il Café

Was selected to receive 3 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m.. on 8/28/14)

Lafuente
Lan Nguyen, Transportation Engineer

Date: *8/8/14*



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



Grand Central Market

Was selected to receive 10 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

[Signature]
Lan Nguyen, Transportation Engineer

Date: 8/8/14



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



Blackstone Building

Was selected to receive 3 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. – 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

Lan Nguyen
Lan Nguyen, Transportation Engineer

Date: 8/8/14



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



Barieda des Julia

Was selected to receive 1 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

[Signature]
Lan Nguyen, Transportation Engineer

Date: 8/8/14



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



Around the Globe

Was selected to receive 1 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

Lan Nguyen
Lan Nguyen, Transportation Engineer

Date: 8/8/14



LADOT
Moving LA Forward

Broadway Dress Rehearsal Project
"Furniture Kit" Applicant



Guerrero Taco

Was selected to receive 2 Furniture (s) Kits

Date of Pick up: Monday August 25, 2014

Between 9 a.m. — 10:30 a.m.

(Call 213-928-9708 for an appointment time)

Pick up Location: 306 W. 3rd Street

(3rd Street side of Grand Central Market)

Los Angeles, CA 90013

Ribbon Cutting Ceremony: August 28, 2014

11:30 a.m. in front of Grand Central Market

(Place your Kits at 10:30 a.m. on 8/28/14)

Lan Nguyen, Transportation Engineer

Date: 8/8/14

From: Suzanne Holley
Sent: Tuesday, March 17, 2015 12:43 PM
To: Lan Nguyen
Cc: Ken Nakano
Subject: RE: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Carol should still be the notice contact and the signatory.

Yes – we can install some additional cans at GCM right away. They will not be new cans understanding that they will be replaced with future upgrades as part of the Broadway Streetscapes program. Ken Nakano will coordinate location with GC Square. Can you please let us know who you have been working with there?

Thanks.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]
Sent: Tuesday, March 17, 2015 11:31 AM
To: Suzanne Holley
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Hi Suzanne -

Who should be the person listed for notices - you or Carol?
Who should be the signatory? Carol Still?

Also, GC Square corp has been helping us lots and they keep asking for more trash cans.. can you make the decision now to add more asap? We will eventually have them placed below grade when the DG is done, but can you put any where they specify on the SW any sooner?

Thanks so much, and let me know if the trash cans are a possibility.

On Mon, Mar 16, 2015 at 4:38 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?

- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

Thank you.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 416-7538](tel:(213)416-7538)

fax [\(213\) 624-0858](tel:(213)624-0858)

email sholley@downtownla.com

go to www.DowntownLA.com



From: Lan Nguyen [mailto:lan.nguyen@lacity.org]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and

2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :- (**Thank you for helping bridge this gap until we can execute your agreement asap.**

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump

right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

--

Lan Nguyen, P.E.
Pedestrian Programs Division
Los Angeles Department of Transportation
[\(213\) 928-9708](tel:(213)928-9708)

--

Lan Nguyen, P.E.
Pedestrian Programs Division
Los Angeles Department of Transportation
(213) 928-9708

From: Suzanne Holley
Sent: Tuesday, March 17, 2015 12:48 PM
To: Lan Nguyen
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: RE: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Thank you Lan.

Can you confirm then that we will have no liability with regards to maintaining the existing decomposed granite intact?

As far as the furniture, I will review the preferred course of action with Kent and Blair and revert back.

Thank you.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



From: Lan Nguyen [mailto:lan.nguyen@lacity.org]
Sent: Tuesday, March 17, 2015 12:26 PM
To: Suzanne Holley
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Herewith please find documents and files per your request.

Agreement

Kent - Your file is identical to that sent earlier except signatories updated due to City personnel changes.

Suzane and Blair - Yours is identical to Kent's. I am sorry for the formatting difference so the pagination is different between yours and Kent's but rest assured, it's 1400% identical except for the compensation. Again, I need you to look at the compensation in light of the potential LWO. If it does not apply ad if it does apply so we can set aside the correct amount.

New Surface

I do not know when the decomposed granite will be removed EXACTLY but I do think work will commence, and finish, by the end of the year if all goes well so we don't run into the holiday construction moratorium, and also adversely impact your businesses in any way during busy shopping peaks. The surface treatment that will follow is what we places as the BASE of the crosswalks that you see in black. It's called "Durablend." It is a concrete polymer that is thin but very strong that can be applied in a thin coat to match almost any pigment. It is liquid so it fills in cracks but hardens to concrete. It has been able to withstand

car traffic thus far on Broadway (again, the black stripes.) Please see pix attached for both the tint and pattern which will be applied. There are two colors shown in the sample, gold and brown. The final color will be a composite of these that have performed best in the field test. If you wish to see the test patch, they are on the east side across from Grand Central Market at midblock.

Furniture

As for the maintenance of the furniture, I am very happy to send a file that has the executed agreements with the existing folks. We did it in this way: it's an "application" and the folks "won" the right as long as they abide by the rules, which they signed. It expires in July 2015. I can self renew these if you wish so it can last through 2016 should you want, or do the same "contest" and you can award the furniture, or in this case, approve the owner for having furniture kits. I only could find 3 scanned in my files, but you get the picture. Julie in our office can try to locate and scan the others to you should you need it

On Mon, Mar 16, 2015 at 4:44 PM, Lan Nguyen <lan.nguyen@lacity.org> wrote:

Great questions. I will answer them around noon tomorrow when I stop by my office to forward you some of the material that's at work.

Lan [626-712-3295](tel:626-712-3295)

On Mar 16, 2015, at 4:39 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and

2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(
Thank you for helping bridge this gap until we can execute your agreement asap.

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, **YOU WILL BE APPRISED IN A TIMELY MANNER**, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

From: SILVIA AGUIRRE <N1704@lapd.lacity.org>
Sent: Tuesday, March 17, 2015 12:48 PM
To: Ken Nakano
Subject: RE: Meeting with Capt Oreb

Ok, you're welcome.

>>> Ken Nakano <knakano@downtownla.com> 3/17/2015 12:24 PM >>>

Silvia,

I am confirming the availability of Suzanne Holley to see which works the best. I will get back to you shortly. Thank you for your help.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:06 PM
To: Ken Nakano
Subject: Meeting with Capt Oreb

Hello Ken,

I am Capt Oreb's secretary and I understand you'd like to set up a meeting with him. Capt Oreb is available on Monday, 3/23 anytime after 1000hrs or Thursday, 3/26 at noon. Let me know if these dates work for you. Thank you.

From: Suzanne Holley
Sent: Tuesday, March 17, 2015 1:08 PM
To: Lan Nguyen
Cc: Ken Nakano; Julie Amaya; Pauline Chan
Subject: RE: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Perfect. Thanks.

Suzanne

From: Lan Nguyen [mailto:lan.nguyen@lacity.org]
Sent: Tuesday, March 17, 2015 1:05 PM
To: Suzanne Holley
Cc: Ken Nakano; Julie Amaya; Pauline Chan
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Benito. A really great guy!
(714) 624-5942

Lan 626-712-3295

On Mar 17, 2015, at 12:43 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Carol should still be the notice contact and the signatory.

Yes – we can install some additional cans at GCM right away. They will not be new cans understanding that they will be replaced with future upgrades as part of the Broadway Streetscapes program. Ken Nakano will coordinate location with GC Square. Can you please let us know who you have been working with there?

Thanks.

Suzanne

<image001.gif>

Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com

[<image002.gif>](#) [<image003.gif>](#) [<image004.gif>](#) [<image005.gif>](#)

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]
Sent: Tuesday, March 17, 2015 11:31 AM
To: Suzanne Holley
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Hi Suzanne -

Who should be the person listed for notices - you or Carol?
Who should be the signatory? Carol Still?

Also, GC Square corp has been helping us lots and they keep asking for more trash cans.. can you make the decision now to add more asap? We will eventually have them placed below grade when the DG is done, but can you put any where they specify on the SW any sooner?

Thanks so much, and let me know if the trash cans are a possibility.

On Mon, Mar 16, 2015 at 4:38 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

Thank you.

Suzanne

<image001.gif>

Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 416-7538](tel:(213)416-7538)

fax [\(213\) 624-0858](tel:(213)624-0858)

email sholley@downtownla.com

go to www.DowntownLA.com

[<image002.gif>](#) [<image003.gif>](#) [<image004.gif>](#) [<image005.gif>](#)

From: Lan Nguyen [mailto:lan.nguyen@lacity.org]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and

2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(

Thank you for helping bridge this gap until we can execute your agreement asap.

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking,... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

--

Lan Nguyen, P.E.
Pedestrian Programs Division
Los Angeles Department of Transportation
[\(213\) 928-9708](tel:2139289708)

--

Lan Nguyen, P.E.

Pedestrian Programs Division
Los Angeles Department of Transportation
(213) 928-9708

From: Lan Nguyen <lan.nguyen@lacity.org>
Sent: Tuesday, March 17, 2015 1:10 PM
To: Suzanne Holley
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Absolutely. I can add (or you can propose verbiage.)

Also - If it were me I'd remove so many other provisions, like how to submit a bill - which I can tell you in an email and don't need in a contract. :)

Lan 626-712-3295

On Mar 17, 2015, at 12:48 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

Can you confirm then that we will have no liability with regards to maintaining the existing decomposed granite intact?

As far as the furniture, I will review the preferred course of action with Kent and Blair and revert back.

Thank you.

Suzanne

<image001.gif>

Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com

[<image002.gif>](#) [<image003.gif>](#) [<image004.gif>](#) [<image005.gif>](#)

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]

Sent: Tuesday, March 17, 2015 12:26 PM

To: Suzanne Holley

Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya

Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Herewith please find documents and files per your request.

Agreement

Kent - Your file is identical to that sent earlier except signatories updated due to City personnel changes.

Suzane and Blair - Yours is identical to Kent's. I am sorry for the formatting difference so the pagination is different between yours and Kent's but rest assured, it's 1400% identical except for the compensation. Again, I need you to look at the compensation in light of the potential LWO. If it does not apply ad if it does apply so we can set aside the correct amount.

New Surface

I do not know when the decomposed granite will be removed EXACTLY but I do think work will commence, and finish, by the end of the year if all goes well so we don't run into the holiday construction moratorium, and also adversely impact your businesses in any way during busy shopping peaks. The surface treatment that will follow is what we places as the BASE of the crosswalks that you see in black. It's called "Durablend." It is a concrete polymer that is thin but very strong that can be applied in a thin coat to match almost any pigment. It is liquid so it fills in cracks but hardens to concrete. It has been able to withstand car traffic thus far on Broadway (again, the black stripes.) Please see pix attached for both the tint and pattern which will be applied. There are two colors shown in the sample, gold and brown. The final color with be a composite of these that have performed best in the field test. If you wish to see the test patch, they are on the east side across from Grand Central Market at midblock.

Furniture

As for the maintenance of the furniture, I am very happy to send a file that has the executed agreements with the existing folks. We did it in this way: it's an "application" and the folks "won" the right as long as they abide by the rules, which they signed. It expires in July 2015. I can self renew these if you wish so it can last through 2016 should you want, or do the same "contest" and you can award the furniture, or in this case, approve the owner for having furniture kits. i only could find 3 scanned in my files, but you get the picture. Julie in our office can try to locate and scan the others to you should you need it

On Mon, Mar 16, 2015 at 4:44 PM, Lan Nguyen <lan.nguyen@lacity.org> wrote:

Great questions. I will answer them around noon tomorrow when I stop by my office to forward you some of the material that's at work.

Lan [626-712-3295](tel:626-712-3295)

On Mar 16, 2015, at 4:39 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley

Cc: Pauline (H) Chan; Julie Amaya

Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

- 1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and
- 2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(**Thank you for helping bridge this gap until we can execute your agreement asap.**

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

From: Suzanne Holley
Sent: Tuesday, March 17, 2015 1:39 PM
To: Lan Nguyen
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: RE: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

So noted. Thank you Lan. ;)

From: Lan Nguyen [mailto:lan.nguyen@lacity.org]
Sent: Tuesday, March 17, 2015 1:23 PM
To: Suzanne Holley
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Like I briefed Kent - the more DG you remove the happier I'll be ;)

Lan 626-712-3295

On Mar 17, 2015, at 12:48 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

Can you confirm then that we will have no liability with regards to maintaining the existing decomposed granite intact?

As far as the furniture, I will review the preferred course of action with Kent and Blair and revert back.

Thank you.

Suzanne

<image001.gif>

Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com

[<image002.gif>](#) [<image003.gif>](#) [<image004.gif>](#) [<image005.gif>](#)

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]
Sent: Tuesday, March 17, 2015 12:26 PM
To: Suzanne Holley
Cc: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Pauline (H) Chan; Julie Amaya
Subject: Re: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Herewith please find documents and files per your request.

Agreement

Kent - Your file is identical to that sent earlier except signatories updated due to City personnel changes.

Suzane and Blair - Yours is identical to Kent's. I am sorry for the formatting difference so the pagination is different between yours and Kent's but rest assured, it's 1400% identical except for the compensation. Again, I need you to look at the compensation in light of the potential LWO. If it does not apply ad if it does apply so we can set aside the correct amount.

New Surface

I do not know when the decomposed granite will be removed EXACTLY but I do think work will commence, and finish, by the end of the year if all goes well so we don't run into the holiday construction moratorium, and also adversely impact your businesses in any way during busy shopping peaks. The surface treatment that will follow is what we places as the BASE of the crosswalks that you see in black. It's called "Durablend." It is a concrete polymer that is thin but very strong that can be applied in a thin coat to match almost any pigment. It is liquid so it fills in cracks but hardens to concrete. It has been able to withstand car traffic thus far on Broadway (again, the black stripes.) Please see pix attached for both the tint and pattern which will be applied. There are two colors shown in the sample, gold and brown. The final color with be a composite of these that have performed best in the field test. If you wish to see the test patch, they are on the east side across from Grand Central Market at midblock.

Furniture

As for the maintenance of the furniture, I am very happy to send a file that has the executed agreements with the existing folks. We did it in this way: it's an "application" and the folks "won" the right as long as they abide by the rules, which they signed. It expires in July 2015. I can self renew these if you wish so it can last through 2016 should you want, or do the same "contest" and you can award the furniture, or in this case, approve the owner for having furniture kits. i only could find 3 scanned in my files, but you get the picture. Julie in our office can try to locate and scan the others to you should you need it

On Mon, Mar 16, 2015 at 4:44 PM, Lan Nguyen <lan.nguyen@lacity.org> wrote:

Great questions. I will answer them around noon tomorrow when I stop by my office to forward you some of the material that's at work.

Lan [626-712-3295](tel:626-712-3295)

On Mar 16, 2015, at 4:39 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thank you Lan.

I have spoken with Kent and Blair and we will review the contract and revert back with any comments or questions. In the interim, can you:

- forward the district specific contracts for the DCBID and HCBID?
- provide timing on when the decomposed granite will be removed and let us know what, if any, surface treatment will follow that removal?
- advise what agreements have been executed directly with property owners with regards to the maintenance of the furniture?

From: Lan Nguyen [<mailto:lan.nguyen@lacity.org>]

Sent: Friday, March 13, 2015 4:35 PM

To: Kent Smith; 'Blair Besten' (blair@hdlabid.com); Suzanne Holley
Cc: Pauline (H) Chan; Julie Amaya
Subject: Update, BID agreement for your consideration, and upcoming timeline - Broadway Dress Rehearsal

Dear Kent, Blair and Suzanne -

First I want to thank all 3 of you for your immense patience during this time.

WATERING

I want to apologize for not reaching out earlier to tell you that the contractor stopped watering on 2/1/15 in anticipation of the BIDs taking over maintenance.

Because we have not yet executed an agreement yet, this matter fell through the cracks for the past 45 days and I WANT TO THANK

- 1 - KENT from FDBID for responding to my call and immediately saying he would water his portion until we can meet to finalize the agreement; and
- 2 - BENITO of Grand Central Market for taking care of watering the planters from 3rd to 4th until Suzanne can execute their agreement

Blair - At this time, may I ask if you can think of how to reach out to the areas covered by your BID to help me implement an immediate watering fix of the planters since they really look parched :-(**Thank you for helping bridge this gap until we can execute your agreement asap.**

MAINTENANCE AGREEMENT

Herewith please find a draft of the Agreement specific to FDBID and incorporate your final comments from last year. The only changes are minor personnel changes. Other changes are highlighted in red so it would jump right out at you, and I'd be happy to explain my thinking.... basically we are going to remove the surface soon, YOU WILL BE APPRISED IN A TIMELY MANNER, so your contract may be cut short during that time, but you'd know about it well in advance so you'd do no work during the construction period. (I'm only sending Kent's but the other 2 BIDs' agreements are identical.)

The respective parts in purple, and the compensation, are the only things that will be different among the 3 agreements.

COMPENSATION

The compensation amount highlighted in green in the agreement is residual language from the last agreement. It will be modified to reflect the cost figures associated with the possible requirement of City Living Wage provisions so do not worry about that either.

PROPOSED MAINTENANCE AGREEMENT TIMELINE

3/13/15 - Email draft for consideration

by 3/20/15 - Walk through project with each respective BID in their areas, receive their concerns and modify Agreement, if needed, and process BID signatures.

Week of 3/23/15 - Get CITY signatures by 3/31/15

4/1/15 - Fully executed agreement in effect.

THANK YOU ALL and please let me know of your discomfort in any way. I am just finishing up work previously started and did not add anything extra

From: Suzanne Holley
Sent: Tuesday, March 17, 2015 5:51 PM
To: Hal Bastian; Ken Nakano
Cc: Chris Cramer; Chris Hodgman; Fred Glick; Anika Ostin
Subject: RE: tree trimming

Absolutely. This section of Grand is scheduled to be trimmed by the DCBID this summer.

Suzanne

Suzanne Holley
Vice President & Chief Operating Officer Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017 • call (213) 416-7538 • fax (213) 624-0858 • email sholley@downtownla.com •
go to www.DowntownLA.com

-----Original Message-----

From: Hal Bastian [<mailto:hal@halbastian.com>]
Sent: Tuesday, March 17, 2015 5:30 PM
To: Suzanne Holley; Ken Nakano
Cc: Chris Cramer; Chris Hodgman; Fred Glick; Anika Ostin
Subject: tree trimming

Dear Suzanne,

I am working on a deal to lease the ground floor of 600 Wilshire.

The prospective tenant is gravely concerned about the ficus trees and wants to know that they will be trimmed. There is one huge tree adjacent to the space on Grand Ave side. The ficus trees need to be trimmed on the entire west side of Grand, north to 6th, I reckon.

Would we be able to get that section on the schedule this year, soonest?

Hal

Sent from my iPhone

From: TODD DRESSEN <38439@lapd.lacity.org>
Sent: Wednesday, March 18, 2015 9:32 AM
To: Ken Nakano
Subject: Fwd: BID Officer of the Year 2015
Attachments: SPBID officer of the year 2014.docx

Ken,

Don't know if you have these write ups but here is what south park sent me

TD

Officer Todd Dessen #38439
Central Area
Community Relations Officer
Office # (213) 486-1163
38439@lapd.lacity.org

>>> Sergio Urena <s.urena@southpark.la> 3/10/2015 5:42 PM >>>
Greetings Officer Dessen,

Attached is the BIO for Lt. Christopher Valencia as our choice for BID officer of the year. If you require anything more, please let me know.

Thank you.

Sergio M. Ureña
Safety Program Manager



South Park Business Improvement District
Celebrating 10 Years

1333 South Hope St, Los Angeles, CA 90015
S.Urena@southpark.la | o. 213 663 1120 | c. 213 604 0757
www.southpark.la | fb.com/southparklosangeles | @southparkla
24/7 DISPATCH: 866-560-9346

****CONFIDENTIALITY NOTICE:** This electronic message is intended to be viewed only by the individual to whom it is addressed. It may contain information that is confidential and exempt from disclosure under applicable law. Any dissemination, distribution or copying of this communication is strictly prohibited. If the reader of this message is not the intended recipient or you receive this communication in error, please notify us immediately by return e-mail and delete the original message and any copies of it from your computer system. **** ****For further information about South Park Business Improvement District, please see our website at www.southpark.la or refer to any of our offices. Thank you. ******

SOUTH PARK BUSINESS IMPROVEMENT DISTRICT
BID OFFICER OF THE YEAR
2015
SAFETY HOSPITALITY AMBASSADOR
Lt. Christopher Valencia

The South Park Business Improvement District would like to recognize Safety Hospitality Ambassador Lt. Christopher Valencia. Lt. Valencia started working for the South Park BID in 2009 rapidly learning the district and the people of South Park. He has been a great and respectable asset to the team, arriving early to his shift every day. He is always willing to stay over to cover a shift after working his 8 hours or come in on his days off. Lt. Valencia is one of the best that the South Park BID has to offer. He has dedicated himself to his work and his team.

Lt. Valencia has had numerous accolades over the years, helping and serving the South Park BID in an astounding manner. An example of this is his work in 2014, when he maintained the department, running it in the absence of management. He made sure that shifts were covered, events were staff appropriately and kept high moral amongst the ranks. Including assisting LAPD Central Division in the collection of 42 illegal food carts. Most of all, he maintained the high level of service that South Park residents and businesses expect.

Lt. Valencia is recognized by his great smile, friendliness, courteousness and professional manner. Lt. Valencia is a one of-a-kind officer who likes a good challenge and goes the extra mile in assisting his officers, team leaders, and the public with their needs. He leads by example, has good moral values and is best known for his integrity, initiative and vigilance. His ultimate goal is becoming a police officer with the Los Angeles Police Department so he can apply the skills, knowledge and community relationships to the job. Wishing him the best!

Congratulations to Lt. Christopher Valencia for his outstanding performance in 2014 as the South Park BID "Officer of the Year."

From: TODD DRESSEN <38439@lapd.lacity.org>
Sent: Wednesday, March 18, 2015 9:34 AM
To: Ken Nakano
Subject: Fwd: Flores off of the year 2014.docx
Attachments: Flores off of the year 2014.docx

Here is officer flores from the BID Office

TD

Officer Todd Dessen #38439
Central Area
Community Relations Officer
Office # (213) 486-1163
38439@lapd.lacity.org

From: Fred Faustino [FFaustino@centralcityeast.org]
To: 38439@lapd.lacity.org
Sent: Wednesday, March 11, 2015 12:19:00 PM
Subject: Flores off of the year 2014.docx
Attachments: Flores off of the year 2014.docx (13 KB);

Todd,

FYI here's our Employee of the Year, with the write up. I will get him over to SID Photos in the next few days.

Thanks,
Fred

Officer Alfredo Flores

Los Angeles Downtown Industrial District

2014 Officer of the Year

Officer Alfredo Flores has been an employee of CCEA since April 2010. Officer Flores consistently shows the work ethic, initiative, leadership, and professionalism characteristic of CCEA personnel. He is a well-balanced officer in that he can be both a leader and a follower dependent on the circumstances and the task at hand. He is well liked and respected by his fellow officers and supervisors alike. Officer Flores has on many occasions during the course of 2014 taken the initiative to accomplish the goals of CCEA irrespective of the various legal obstacles that had surfaced.

A vital component of our everyday operation is communication and support from LAPD. Officer Flores took it upon himself to create an open line of communication between Business Improvement District (BID) Officers and the East Side Detail, a unit within the LAPD, to ensure safety and assistance with the operation that warranted LAPD intervention. Through this coordination and initiative, Officer Flores provided a means of enhancing clean issues within the BID boundaries despite the legal restrictions CCEA was facing, as well as enhancing safety for CCEA personnel.

His attention to detail and ability to get the smallest issues resolved have been invaluable to Administration Staff and Supervisors alike. No matter what the task, assignment or issue at hand, Officer Flores has risen above and beyond the call of duty. Officer Flores can perform his duties with little to no supervision. He is a proactive officer and takes the initiative as described above with little to no guidance from supervision. There are many examples of his work that would cover pages and pages illustrating the benefits he provides to the Downtown Industrial District. However, in simplistic terms Officer Flores is one person CCEA can rely and count on for everyday operations and anything that may come into his everyday activities. He is dependable and loyal as well as efficient and experienced.

Officer Flores exemplifies the caliber of Public Safety Officer with which Central City East Association has built its reputation on. He has demonstrated repeatedly during the course of 2014 the high quality of service and dedication to our BID community. For this and many more outstanding qualities, Officer Alfredo Flores has been nominated as Downtown Industrial District Officer of the year 2014

From: TODD DRESSEN <38439@lapd.lacity.org>
Sent: Wednesday, March 18, 2015 9:35 AM
To: Ken Nakano
Subject: Fwd: Flores. Bascomb 2014 Officers of the Year.docx
Attachments: Flores. Bascomb 2014 Officers of the Year.docx

Officer Todd Dessen #38439
Central Area
Community Relations Officer
Office # (213) 486-1163
38439@lapd.lacity.org

From: Fred Faustino [FFaustino@centralcityeast.org]
To: 38439@lapd.lacity.org
Sent: Wednesday, March 11, 2015 2:35:55 PM
Subject: Flores. Bascomb 2014 Officers of the Year.docx
Attachments: Flores.Bascomb 2014 Officers of the Year.docx (14 KB);

Todd,

Attached is a revised list of our BID Officers of the Year. We are submitting (2) names as a team for the Officer of the Year, 2014. I will arrange to have their photos taken.

Thanks,

Fred

Officer Alfredo Flores

Officer Laquent Bascomb

Los Angeles Downtown Industrial District

2014 Officers of the Year

Officer Alfredo Flores has been an employee of CCEA since April 2010. Officer Laquent Bascomb has been an employee of CCEA since November 2011. Both Flores and Bascomb have consistently demonstrated the work ethic, initiative, leadership, and professionalism characteristic of CCEA personnel. They are both well-balanced officers in that they can be both a leader and a follower dependent on the circumstances and the task at hand. They are well liked and respected by their fellow officers and supervisors alike, who refer to them as Batman and Superman. Officer Flores and Bascomb have on many occasions during the course of 2014 taken the initiative to accomplish the goals of CCEA irrespective of the various legal obstacles that had surfaced.

During 2014 Bascomb and Flores were assigned as partners working one of the busiest and dangerous streets in the Skid row area. A vital component of our everyday operation is communication and support from LAPD. Both Officer Flores and Bascomb took it upon themselves to create an open line of communication between Business Improvement District (BID) Officers and the East Side Detail, a unit within the LAPD, to ensure safety and assistance with the operation that warranted LAPD intervention. Through this coordination and initiative, Officer Flores and Bascomb provided a means of enhancing clean issues within the BID boundaries despite the legal restrictions CCEA was facing, as well as enhancing safety for CCEA personnel.

Their attention to detail and ability to get the smallest issues resolved have been invaluable to Administration Staff and Supervisors alike. No matter what the task, assignment or issue at hand, Officer Flores and Bascomb have risen above and beyond the call of duty. Officer Flores and Bascomb can perform their duties with little to no supervision. They both are proactive officers and takes the initiative as described above with little to no guidance from supervision. There are many examples of their work that would cover pages and pages illustrating the benefits he provides to the Downtown Industrial District. However, in simplistic terms Officer Flores and Bascomb are partners and a team, CCEA can rely and count on for everyday operations and anything that may come into their everyday activities. They are both dependable and loyal as well as efficient and experienced.

Officer Flores and Officer Bascomb exemplifies the caliber of Public Safety Officer with which Central City East Association has built its reputation on. They have demonstrated repeatedly during the course of 2014 the high quality of service and dedication to our BID community. For this and many more outstanding qualities, Officer Alfredo Flores and Officer Laquent Bascomb have been nominated as Downtown Industrial District Officers of the year 2014

From: TODD DRESSEN <38439@lapd.lacity.org>
Sent: Wednesday, March 18, 2015 9:36 AM
To: Ken Nakano
Subject: Fwd: Bio ADLA Off of the yr.
Attachments: Bio ADLA Off of the yr.

Arts district..

Officer Todd Dessen #38439
Central Area
Community Relations Officer
Office # (213) 486-1163
38439@lapd.lacity.org

From: George Bravo [gbravo@streetplus.net]
To: TODD DRESSEN; Ken Nakano
Sent: Wednesday, March 11, 2015 3:14:43 PM
Subject: Bio ADLA Off of the yr.
Attachments: Lewis ADLA OFF. YR.docx (13 KB);

Good Afternoon,

Please find attached the Bio for Clifton Lewis, ADLA Officer of the year. Please feel free to contact me at 213-700-3982 with any comments, corrections, questions or concerns. Thank you.

Warm Regards,

Tony Bravo, Safety Program Manager-ADLA

ADLA OFFICER OF THE YEAR

CLIFTON LEWIS

BIOGRAPHY:

Born and raised in Los Angeles, Mr. Lewis has seven years of combined experience ranging from Loss Prevention to Residential security, Gated Communities, Commercial, and Warehouse Security, to finally a BID Safety Ambassador in the Arts District. Mr. Lewis is furthering his education and currently studies Information Technology at Westwood College. He is currently assigned to the Arts District Safety Team on the Evening and Day shifts as a Bike Patrol Ambassador.

Aside from his normal duties of patrolling the streets in the Arts District. Mr. Lewis strives to maintain relationships and Rapport with individuals encountered who reside, visit, and work in the community he serves. Mr. Lewis first got the attention of Supervisors and the Program Manager by using tactical Deception while responding to a Halloween Haunted House disturbance involving approximately 30 people. Mr. Lewis was able to disperse the crowd by simply telling them LAPD is on their way to the scene. The crowd was threatening violence on a Security Officer at the time. Mr. Lewis' actions were instrumental in keeping the situation from escalating and the Security Officer from further injury.

Mr. Lewis on two different occasions was able to summon needed medical assistance to two different persons in need of help. He was instrumental both times in getting the people transported by Paramedics to proper medical facilities for treatment. Lastly, Mr. Lewis was instrumental in the apprehension of four juvenile vandals painting graffiti under the Fourth Street Bridge. The vandals were taken into custody for vandalism by an LA county Deputy.

From: Ken Nakano
Sent: Wednesday, March 18, 2015 10:04 AM
To: SILVIA AGUIRRE
Subject: RE: Meeting with Capt Oreb

Good Morning,

I confirmed that Suzanne is available anytime on Monday 03/23 after 10:30 AM – Does that still work for Captain Oreb?

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:48 PM
To: Ken Nakano
Subject: RE: Meeting with Capt Oreb

Ok, you're welcome.

>>> Ken Nakano <knakano@downtownla.com> 3/17/2015 12:24 PM >>>

Silvia,

I am confirming the availability of Suzanne Holley to see which works the best. I will get back to you shortly. Thank you for your help.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:06 PM
To: Ken Nakano
Subject: Meeting with Capt Oreb

Hello Ken,

I am Capt Oreb's secretary and I understand you'd like to set up a meeting with him. Capt Oreb is available on Monday, 3/23 anytime after 1000hrs or Thursday, 3/26 at noon. Let me know if these dates work for you. Thank you.

From: Ken Nakano
Sent: Wednesday, March 18, 2015 1:11 PM
To: Randall Tampa; Randall Ely; MIKE FLANAGAN; Todd Dressen
Cc: Ken Nakano
Subject: RE: Booster Lunch TO DO LIST

Here is a link to a working TO-DO list that is accessible by everyone on this e-mail - please update as you complete tasks.

https://docs.google.com/document/d/1vDt1IHledC8GQ8nVwME2L5VT06_THOFvj5COtMr5d-A/edit?usp=sharing

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Randall Tampa [<mailto:rtampa@fashiondistrict.org>]
Sent: Wednesday, March 18, 2015 12:50 PM
To: Randall Ely; Ken Nakano; MIKE FLANAGAN; Todd Dressen
Subject: RE: Booster Lunch TO DO LIST

Jodi just confirmed that Assistant Chief Jorge Villegas will be attending the lunch as is Chief Jose Perez and Commander Robert Arcos – all three will be at the head table.

Randall, Elizabeth Peterson will be a guest at our table – I know you hired some of her staff to help with check in.

Randall Tampa
LA Fashion District
Operations Director
424 E. 15th Street #11
Los Angeles, CA 90015
213.741.2661 (B)
818.399.5788 (C)

From: Randall Ely [<mailto:rely@spplussecurity.com>]
Sent: Wednesday, March 18, 2015 11:38 AM
To: Randall Tampa; Ken Nakano; MIKE FLANAGAN; Todd Dressen
Subject: Booster Lunch TO DO LIST

Open items:

Sponsorship Board w/Logos Randall I NEED LOGOS PLS

Brochure Ken ???

| | |
|----------------------------|--|
| Table Tent Cards | Ken Sponsor name & table # |
| Table cover??? | ??? |
| Banners | ??? |
| Color Guard | Todd |
| Photographer | Todd |
| List of PD attendees | Todd D (Randall T) |
| EXTRA Family Members | TODD \$40 each pre paid. |
| Flowers (20 vases) | ??? |
| Give Aways & Raffle have?? | Randall T & Randall E Who has notebooks & Stress people?? How many do we have?? Go buy a few giftcards?? Who has double tickets?? |
| # of cadets for lunch | Todd |
| VIP's | Randall (confirmed: Perez, Arcos, Graham, Oreb) |

Randall K. Ely, MBA
Senior Vice President

3424 Wilshire Blvd., Suite 110
 Los Angeles, CA 90010
 p: 213-252-1600 x 123 f: 213-252-1622
Rely@spplussecurity.com | www.spplussecurity.com

License Numbers: CA: PPO-15285 ~ PI 24517
 CO: 1053037 HI: GDA 1012 MI: 3801206335
 TX: B18898 WA: 86047

Costa Mesa, CA Branch Office: PPB-6263
 San Jose, CA Branch Office: PPB-5836

Legal Notice: This message is intended for the addressee(s) only and, unless expressly stated otherwise, is confidential and may be privileged. If you are not an addressee, (i) please inform the sender immediately and permanently delete and destroy the original and any copies or printouts of this message, and (ii) be advised that any disclosure, copying or use of the information in this message is unauthorized and may be unlawful.

From: Ken Nakano
Sent: Wednesday, March 18, 2015 1:12 PM
To: Randall Tampa; Randall Ely; MIKE FLANAGAN; Todd Dressen
Cc: Ken Nakano
Subject: RE: Booster Lunch TO DO LIST

Here is a link to a working TO-DO list that is accessible by everyone on this e-mail - please update as you complete tasks.

https://docs.google.com/document/d/1vDt1lHledC8GQ8nVwME2L5VT06_THOFvj5COtMr5d-A/edit?usp=sharing

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Randall Tampa [<mailto:rtampa@fashiondistrict.org>]
Sent: Wednesday, March 18, 2015 12:50 PM
To: Randall Ely; Ken Nakano; MIKE FLANAGAN; Todd Dressen
Subject: RE: Booster Lunch TO DO LIST

Jodi just confirmed that Assistant Chief Jorge Villegas will be attending the lunch as is Chief Jose Perez and Commander Robert Arcos – all three will be at the head table.

Randall, Elizabeth Peterson will be a guest at our table – I know you hired some of her staff to help with check in.

Randall Tampa
LA Fashion District
Operations Director
424 E. 15th Street #11
Los Angeles, CA 90015
213.741.2661 (B)
818.399.5788 (C)

From: Randall Ely [<mailto:rely@spplussecurity.com>]
Sent: Wednesday, March 18, 2015 11:38 AM
To: Randall Tampa; Ken Nakano; MIKE FLANAGAN; Todd Dressen
Subject: Booster Lunch TO DO LIST

Open items:

Sponsorship Board w/Logos Randall I NEED LOGOS PLS

Brochure Ken ???

| | |
|----------------------------|--|
| Table Tent Cards | Ken Sponsor name & table # |
| Table cover??? | ??? |
| Banners | ??? |
| Color Guard | Todd |
| Photographer | Todd |
| List of PD attendees | Todd D (Randall T) |
| EXTRA Family Members | TODD \$40 each pre paid. |
| Flowers (20 vases) | ??? |
| Give Aways & Raffle have?? | Randall T & Randall E Who has notebooks & Stress people?? How many do we have?? Go buy a few giftcards?? Who has double tickets?? |
| # of cadets for lunch | Todd |
| VIP's | Randall (confirmed: Perez, Arcos, Graham, Oreb) |

Randall K. Ely, MBA
Senior Vice President

3424 Wilshire Blvd., Suite 110
 Los Angeles, CA 90010
 p: 213-252-1600 x 123 f: 213-252-1622
Rely@spplussecurity.com | www.spplussecurity.com

License Numbers: CA: PPO-15285 ~ PI 24517
 CO: 1053037 HI: GDA 1012 MI: 3801206335
 TX: B18898 WA: 86047

Costa Mesa, CA Branch Office: PPB-6263
 San Jose, CA Branch Office: PPB-5836

Legal Notice: This message is intended for the addressee(s) only and, unless expressly stated otherwise, is confidential and may be privileged. If you are not an addressee, (i) please inform the sender immediately and permanently delete and destroy the original and any copies or printouts of this message, and (ii) be advised that any disclosure, copying or use of the information in this message is unauthorized and may be unlawful.

From: Jessica Whaley
Sent: Wednesday, March 18, 2015 4:01 PM
To: Monique Earl
Cc: Nick Griffin; Marie Rumsey
Subject: FW: GET URBAN Launch Reception

Importance: High

Thank you Marie. (moved to Bcc)

Nice to meet you Monique!

We would love to have Mr. Galperin involved.

I see that you have the details for the launch reception next week. Juan Lopez from your office has RSVPd. Would the Controller like to attend as well? We hope so!

Below I have pasted more information on the program in general and the office space tour we are also launching next Thursday. It is detailed, but explains a bit better what we are planning. Please let me know if you have further questions, and also if the Controller would like to attend both the reception and the tour.

We also welcome his participation in this program as a whole and we can better get into this after our launch next week.

Thank you and please don't hesitate to contact me with any questions.

Program Details:

DCBID is preparing to launch a new economic development initiative entitled **GET URBAN; Get Downtown**, which will focus on recruiting more creative and tech companies to Downtown Los Angeles, while encouraging office space leasing.

The Get Urban program consists of a series of monthly tours and showcases, each featuring several pioneering office space locations curated to highlight the latest in design and innovations in workplace environments. We have also produced a brochure and video, highlighting the many reasons why people should consider moving their business downtown. To view and download the brochure, follow this link: <http://downtownla.com/geturban.asp>

The video will be premiered at the launch event!

Innovative Workspace Tour Details:

Tours will be held every 4th Thursday of the month, 2 - 5pm. The inaugural tour is on March 26, 2015, from 2 – 5 pm.

Tour 1 (the Inaugural Tour): March 26

Office Space Locations:

1. Arquitectonica - 818 Plaza, 818 W. 7th Street (12,000 SF)
2. Nationbuilder – Biltmore Tower, 506 S. Grand (50,000SF)
3. rhubarb studios - US Bank Tower, 633 W. 5th Street (8,000 SF)
4. Full floor raw space with 360° views: One California Plaza, 355 Grand Avenue (26,000 SF)

March 26, 2015 – Tour Details

2:00-5:00 PM

Tour will begin at:

Downtown Center Business Improvement District

626 Wilshire Blvd., Suite 200

Los Angeles, CA 90017



Jessica Whaley

Associate Director of Economic Development

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

Tel: (213) 416-7529

Fax: (213) 624-0858

email: jwhaley@downtownla.com

go to www.DowntownLA.com



From: Marie Rumsey
Sent: Tuesday, March 17, 2015 3:52 PM
To: Monique Earl
Cc: Jessica Whaley; Nick Griffin
Subject: RE: FW: GET URBAN Launch Reception

Hi Monique,

This is a Downtown Center BID event led by my colleagues Nick Griffin and Jessica Whaley. They are both copied on this email and we'd love to have Controller Galperin involved.

I will do the intro in a separate email.


Thank you, Marie

From: Monique Earl [<mailto:monique.earl@lacity.org>]
Sent: Monday, March 16, 2015 2:01 PM
To: Marie Rumsey
Subject: Fwd: FW: GET URBAN Launch Reception

Hey there! I hope all is well. Is this CCA's event? If not, who is the contact?

Also, I want to connect with the Leimert Park peeps you mentioned at lunch. Please send the intro when time permits.

Best,
Monique


Monique Earl | Deputy Controller
Office of Controller Ron Galperin
200 N. Main Street, Room 300
Los Angeles, CA 90012
E-Mail: monique.earl@lacity.org
office: 213-978-7207
cell: 310-990-9515

On Mon, Mar 16, 2015 at 10:59 AM, Elizabeth Seelman <liz.seelman@lacity.org> wrote:

Please see event below. Ron expressed an interest in this initiative. Let me know if you have any thoughts on how we can collaborate with Get Urban.

Thanks,
Liz

----- Forwarded message -----

From: <ron.s.galperin@lacity.org>

Date: Fri, Mar 13, 2015 at 3:48 PM

Subject: FW: GET URBAN Launch Reception

To: Liz Delgado Seelman <liz.seelman@lacity.org>

From: Downtown Center Business Improvement District [<mailto:econ=downtownla.com@mail175.atl101.mcdlv.net>] **On Behalf Of**

Downtown Center Business Improvement District

Sent: Wednesday, March 04, 2015 4:26 PM

To: Ron

Subject: GET URBAN Launch Reception

GET URBAN Launch Reception

[View this email in your browser](#)



AN EXCLUSIVE INVITATION

The Downtown Center Business Improvement District cordially invites you to a cocktail and hors d'oeuvres reception celebrating the launch of the **GET URBAN** Creative/Tech/Office Initiative – an exciting new campaign to engage and attract innovative companies to Downtown, Los Angeles. CBRE will showcase its state-of-the-art office space and present a virtual tour of Downtown on its cutting-edge Liquid Galaxy digital mapping system.

Thursday, March 26, 2015

5 - 7PM

CBRE Headquarters
400 South Hope Street
Los Angeles, CA 90071

Please RSVP no later than March 19th
[Click here to RSVP](#)

By Invitation Only



DowntownLA.com/GetUrban

Downtown Center Business Improvement District

Copyright © 2015 DowntownLA.com, All rights reserved.

You are receiving this email because of your interest in the Get Urban program at DCBID.

Our mailing address is:

DowntownLA.com
626 Wilshire Blvd.
Ste. 200
Los Angeles, CA 90017

[Add us to your address book](#)

[unsubscribe from this list](#) [update subscription preferences](#)



Liz Seelman, Community Affairs

Office of LA City Controller Ron Galperin
200 N. Main St., Room 300
Los Angeles, CA 90012

Tel.: 213-978-4026

E-mail liz.seelman@lacity.org
ControllerData.LACity.org



From: Communications Office <dot_public_info@lacity.org>
Sent: Wednesday, March 18, 2015 5:50 PM
To: Ken Nakano
Subject: Weekly Brief Wednesday, March 18, 2015



Moving Los Angeles Forward



Photo Feature: Spring Street Parklet Revisited

2015 ASICS Los Angeles Marathon

Once again, LADOT, along with our sister agencies, provided support to ensure the smooth operation of this year's ASICS LA Marathon. Our team posted 1350 temporary no parking signs, deployed 217 traffic officers and 73 field engineers to help ensure success for our most challenging city-wide special event this year.

What We Do Series: LADOT's B-Permit Group

Any extensive physical change to the city's streets requires a B-Permit issued by the Department of Public Works/Bureau of Engineering. A typical B-Permit includes street and alley widening, and street improvements for private development. As part of those changes, LADOT's B-Permit Group reviews and approves the final striping and traffic signal plans. This group is led by Senior Transportation Engineer Randy Tanijiri.

CicLAvia is Coming!!

This Sunday, March 22, 2015, CicLAvia is coming to the Valley and will include the following street closures:

- Lankershim Blvd. between Chandler Blvd. and Valleyheart Dr.
- Ventura Blvd. between Coldwater Canyon Ave. and Campo De Cahuenga

Expect delays and congestion in and around the event area. Click [here](#) for the Traffic Management Plan for further details and come out to enjoy the fun day.

Traffic info site: <http://trafficinfo.lacity.org/traffic-advisory/traffic-advisory3.php>

Help Save Lives, Be Someone's CURE

The City of Los Angeles Personnel Department, in conjunction with the American Red Cross, is sponsoring a blood and marrow drive.

Date: Tuesday, March 24, 2015
Time: 9:00 am – 3:00 pm
Location: Training Center Conference Room
520 E. Temple Ave., Los Angeles 90012

To make your life saving blood donation appointment, please visit redcrossblood.org and enter

sponsor code **LAPersonnel** or contact Sherry Cox at 213-473-7039 or sherry.cox@lacity.org. Be someone's CURE. Join the Marrow registry on March 24th. It's as simple as a cheek swab. For more information, contact Dena Feingold at 714-800-1637, dfeingol@nmdp.org or simply visit bethematch.org

All participants will receive discounted ticket offer to a LA Kings home game at the STAPLES Center and Anaheim Ducks game at the Honda Center.



Spring Is Right Around the Corner

Yesterday, Councilmember Jose Huizar, CD 14, joined LADOT Assistant General Manager Dan Mitchell, the Downtown Los Angeles Neighborhood Council, and the Historic Core BID in rededicating the Spring Street Parklet. The parklet was recently renovated after being the unfortunate victim of a drunk driver. The renovations added additional bicycle parking, an updated design and landscaping. The BID donated the previously used exercise equipment to a local downtown homeless shelter.

Video: Spring Street Parklet Rededication

See the newly reconfigured and landscaped parklet that just reopened [here](#).



This message was sent to knakano@downtownla.com by:

Los Angeles Department of Transportation
100 S Main St, 10th Floor
Los Angeles, CA 90012
(213) 972-8470

[Forward to a Friend](#) | [Subscribe](#)

Unsubscribe:

If you would like to be removed from this list, please [click here](#).

Sent Using :
SimpleSend
www.simplesend.com

From: Communications Office <dot_public_info@lacity.org>
Sent: Wednesday, March 18, 2015 5:50 PM
To: Suzanne Holley
Subject: Weekly Brief Wednesday, March 18, 2015



Moving Los Angeles Forward



Photo Feature: Spring Street Parklet Revisited

2015 ASICS Los Angeles Marathon

Once again, LADOT, along with our sister agencies, provided support to ensure the smooth operation of this year's ASICS LA Marathon. Our team posted 1350 temporary no parking signs, deployed 217 traffic officers and 73 field engineers to help ensure success for our most challenging city-wide special event this year.

What We Do Series: LADOT's B-Permit Group

Any extensive physical change to the city's streets requires a B-Permit issued by the Department of Public Works/Bureau of Engineering. A typical B-Permit includes street and alley widening, and street improvements for private development. As part of those changes, LADOT's B-Permit Group reviews and approves the final striping and traffic signal plans. This group is led by Senior Transportation Engineer Randy Tanijiri.

CicLAvia is Coming!!

This Sunday, March 22, 2015, CicLAvia is coming to the Valley and will include the following street closures:

- Lankershim Blvd. between Chandler Blvd. and Valleyheart Dr.
- Ventura Blvd. between Coldwater Canyon Ave. and Campo De Cahuenga

Expect delays and congestion in and around the event area. Click [here](#) for the Traffic Management Plan for further details and come out to enjoy the fun day.

Traffic info site: <http://trafficinfo.lacity.org/traffic-advisory/traffic-advisory3.php>

Help Save Lives, Be Someone's CURE

The City of Los Angeles Personnel Department, in conjunction with the American Red Cross, is sponsoring a blood and marrow drive.

Date: Tuesday, March 24, 2015
Time: 9:00 am – 3:00 pm
Location: Training Center Conference Room
520 E. Temple Ave., Los Angeles 90012

To make your life saving blood donation appointment, please visit redcrossblood.org and enter

sponsor code **LAPersonnel** or contact Sherry Cox at 213-473-7039 or sherry.cox@lacity.org. Be someone's CURE. Join the Marrow registry on March 24th. It's as simple as a cheek swab. For more information, contact Dena Feingold at 714-800-1637, dfeingol@nmdp.org or simply visit bethematch.org

All participants will receive discounted ticket offer to a LA Kings home game at the STAPLES Center and Anaheim Ducks game at the Honda Center.



Spring Is Right Around the Corner

Yesterday, Councilmember Jose Huizar, CD 14, joined LADOT Assistant General Manager Dan Mitchell, the Downtown Los Angeles Neighborhood Council, and the Historic Core BID in rededicating the Spring Street Parklet. The parklet was recently renovated after being the unfortunate victim of a drunk driver. The renovations added additional bicycle parking, an updated design and landscaping. The BID donated the previously used exercise equipment to a local downtown homeless shelter.

Video: Spring Street Parklet Rededication

See the newly reconfigured and landscaped parklet that just reopened [here](#).



This message was sent to sholley@downtownla.com by:

Los Angeles Department of Transportation
100 S Main St, 10th Floor
Los Angeles, CA 90012
(213) 972-8470

[Forward to a Friend](#) | [Subscribe](#)

Unsubscribe:

If you would like to be removed from this list, please [click here](#).

Sent Using :
SimpleSend
www.simplesend.com

From: SILVIA AGUIRRE <N1704@lapd.lacity.org>
Sent: Thursday, March 19, 2015 9:45 AM
To: Ken Nakano
Subject: RE: Meeting with Capt Oreb

Hi Ken,

Yes Capt Oreb is available on Monday at 11am. Will that be ok with Suzanne? and will she be coming to the station?

>>> Ken Nakano <knakano@downtownla.com> 3/18/2015 10:03 AM >>>

Good Morning,

I confirmed that Suzanne is available anytime on Monday 03/23 after 10:30 AM – Does that still work for Captain Oreb?

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:48 PM
To: Ken Nakano
Subject: RE: Meeting with Capt Oreb

Ok, you're welcome.

>>> Ken Nakano <knakano@downtownla.com> 3/17/2015 12:24 PM >>>

Silvia,

I am confirming the availability of Suzanne Holley to see which works the best. I will get back to you shortly. Thank you for your help.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:06 PM
To: Ken Nakano
Subject: Meeting with Capt Oreb

Hello Ken,

I am Capt Oreb's secretary and I understand you'd like to set up a meeting with him. Capt Oreb is available on Monday, 3/23 anytime after 1000hrs or Thursday, 3/26 at noon. Let me know if these dates work for you. Thank you.

From: McInerny, Kevin <Kevin.McInerny@hines.com>
Sent: Thursday, March 19, 2015 9:53 AM
To: Stephen Dorame
Cc: Diana Yedoyan; anika.ostin@lacity.org; sara.hernandez@lacity.org; Jeff 213Downtown.LA; asahakian@dot.lacity.org; Philip Ayala; Kwame Cooper; Jerome Boyd; Martha Cox-Nitikman; Ken Nakano; thalia.polychronis@lacity.org; ashley.atkinson@lacity.org
Subject: RE: FW: FW: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Stephen,

Thanks for your message yesterday, we did all agree the cleanup was good in front of One Wilshire. We did not have any reports of property damage to our property. However, the overwhelming response within One Wilshire was that it was a huge amount of inconvenience and frustration due to the redirected access for vehicles coming into and out of One Wilshire. There was also a feeling that a great deal of risk exposure was created to the Building due to the layout and size of the street closure. Our parking operation also suffered significant loss of revenues as visitors either could not figure out how to get into One Wilshire, or were "waved off" by the traffic officer at 7th Street and Grand Avenue.

I will follow-up shortly with a summary of the negative impacts that One Wilshire experienced.

One Wilshire reiterates its request to Casey's/213 that for any future events such as this that the scope of the street closure be reduced. We respectfully request that access into the property from Eastbound Wilshire be maintained at all times.

Thank you,
Kevin

Kevin McInerny
General Manager
Hines | OneWilshire
624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017
P 213.629.3300 | F 213.629.3333
kevin.mcinerney@hines.com

Hines

Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: Stephen Dorame [mailto:stephen@213downtown.la]
Sent: Wednesday, March 18, 2015 10:59 AM
To: McInerny, Kevin
Cc: Diana Yedoyan; anika.ostin@lacity.org; sara.hernandez@lacity.org; Jeff 213Downtown.LA
Subject: Re: FW: FW: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Kevin,

Jeff met with your assistant, Tommy, this morning for the agreed walkthrough to inspect the street closure cleanup. Tommy felt the cleanup was great and agreed there was no damage to any public or private property.

Cheers!

| | | | | | |
|--|------------------------|--|---|--------------|--|
|  | STEPHEN DORAME | | P | 213 817 5321 | 515 W 7TH ST. SUITE 300 LOS ANGELES, CA 90014 |
| | Sales & Events Manager | | F | 213 817 5322 | |
| | | | C | 562 889 1866 | 213NIGHTLIFE.COM |

[4100 Bar](#) • [Broadway Bar](#) • [Caña Rum Bar](#) • [Casey's Irish Pub](#) • [Cole's](#) • [Golden Gopher](#) • [Half Step](#) • [Honeycut Las Perlas](#) • [Pellicola Pizzeria](#) • [Seven Grand LA](#) • [Seven Grand San Diego](#) • [The Varnish](#) • [Tony's Saloon](#)

[Monty](#) | available for private events and filming | Stephen@213downtown.LA

On Mon, Mar 16, 2015 at 3:12 PM, McNerny, Kevin <Kevin.McInerny@hines.com> wrote:

Anika, Diana, Stephen and Jeff,

The below message from LA Fire Dept. confirms my concerns expressed to you in our meeting Friday that no one except for LA Fire Department is going to have any authority to provide access and usage of the designated fire lane in the event access to One Wilshire's back-up generator fuel re-filling area is required. I sincerely hope we don't experience any issues tomorrow.

Next year, One Wilshire will again be making a push to pare down the size of the St. Patrick's Day event to the more reasonable and less impacting size that it used to be (6th Street to Wilshire including Westbound Wilshire), allowing for less restrictive access to One Wilshire.

Thank you,

Kevin

Kevin McNerny

General Manager

Hines | OneWilshire

624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017

P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)

kevin.mcinerny@hines.com

Hines

Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: Philip Ayala [mailto:philip.ayala@lacity.org]

Sent: Sunday, March 15, 2015 6:31 AM

To: John Vidovich

Cc: McNerny, Kevin; Kwame Cooper; Jerome Boyd

Subject: Re: FW: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Chief Cooper, Inspector Ben Flores is the lead inspector for the Casey's St. Patrick's Day Street Festival. All festival plans and street closures have been approved by LAPD, B&S and DOT (Chief Aram Sarakian). Fire's top priority as stated on the approved plans will be the following:

- Fire lane access maintained
- FDC remain accessible
- Fire Hydrants remain accessible
- EMT medical staff on scene
- 1-UFSO standby

I will contact Mr. McNerny ASAP to discuss any concerns he may have with the St. Patrick's celebration.

On Fri, Mar 13, 2015 at 1:04 PM, John Vidovich <john.vidovich@lacity.org> wrote:

Kevin

Thank you for sharing your concerns. I am copying my Assistant Fire Marshal Kwame Cooper, my Public Safety Chief Jerome Boyd and my Public Assemblage Captain, Phil Ayala on my response to you. Special Events such as this have several layers of approval from LAPD, LAFD, DOT etc. I will have them research our portion of the approval process specifically to fire

department access and connection to the FDC. I am out of town next week so Chief Cooper will serve as your point of contact. Thank you once again.

John

On Fri, Mar 13, 2015 at 10:05 AM, McNerny, Kevin <Kevin.McInerny@hines.com> wrote:

Chief Vidovich,

We've met several times through the BOMA Codes and Regulations Committee. Martha suggested you might be a good point of contact to reach out to with my concerns regarding a street closure for a St. Patrick's Day party hosted by Casey's Bar and Grill next Tuesday. I have significant concerns regarding life safety of the occupants of One Wilshire Building (624 S. Grand Avenue) due to the complete closure of Grand Avenue from 6th Street to 7th Street. The standpipe connections to One Wilshire are directly in the area of this closure.

Do you know if someone at LAFD reviewed this proposed street closure and what steps have been taken by the event organizer to assure emergency access to the building in the event of an emergency?

Thank you,

Kevin

Kevin McNerny

General Manager

Hines | OneWilshire

624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017

P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)

kevin.mcinerney@hines.com

Hines

Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: McNerny, Kevin

Sent: Monday, March 02, 2015 6:29 PM

To: 'andrewj.smith@lapd.lacity.org'; sara.hernandez@lacity.org; 'Martha Cox-Nitikman'; Banyon Hutter

Cc: 'Scott Naso'; Mitchell Vieyra

Subject: FW: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Captain Smith, Ms. Hernandez, Martha, and Banyon,

I'm reaching out to you expressing my extreme concerns over Casey's Bar and Grill's 2015 St. Patrick's Day event. Casey's presented us with their planned street closure for this event in December. The One Wilshire Building (624 S. Grand Avenue) presented a long list of concerns in an email dated 12/10/15 (attached). Casey's committed to me they would address each concern but has failed to do so. In fact, I have been unable to contact anyone from Casey's until this evening. I understand the permit for this street closure has not been finalized.

Please be advised that the One Wilshire Building strongly objects to the scope of Casey's desired street closure which is essentially a full closure of Grand Avenue from 6th Street to 7th Street. Access for tenants and occupants of One Wilshire would be forced to take place via 7th Street, against the normal One Way direction of the street and by a dedicated lane that would, in my opinion, create a significant safety concern for the property's occupants in a fire or other emergency. Last year's event resulted in numerous incidents of vandalism, public drunkenness, lax security, poor post-event cleanup, excessive noise, gridlock on Grand Avenue from 6th Street to 1st Street, and 6th Street from Grand to the Harbor Freeway, and other impacts. Martha, could you suggest who I should voice my concerns with LA Fire Department.

Banyon, do you have contacts with the LA Street Bureau you could share with me. Also if there are other contacts with LAPD who should be informed of our concerns I would appreciate those as well.

Thank you,

Kevin McNerny

Kevin McNerny

General Manager

Hines | OneWilshire

624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017

P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)
kevin.mcinerny@hines.com

Hines

Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: McInerny, Kevin
Sent: Monday, March 02, 2015 5:57 PM
To: 'Jeff Marino'; 'Jeff 213Downtown.LA'
Cc: 'cedd@213downtown.la'; 'stephen@213downtown.la'
Subject: RE: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Jeff,

I have not heard a thing from you since you stated to me that you would address the One Wilshire Building's concerns regarding Casey's planned 2015 St. Patrick's Day event that I outlined in an email dated December 10, 2013 (attached). By now I am sure Casey's permits for the event are fully secured and all sign-offs obtained, undoubtedly based on Casey's assuring all of the City departments and Councilman Huizar's office that Casey's has been working with the community regarding this event. I can unequivocally say that Casey's has failed to work with us, and in comparison to years past it is incredibly disappointing.

You did express in your last communication to me that you had discussed some of our concerns with Councilman Huizar's street closure taskforce. I would like to request that you provide me with your planner's up-to-date event layout for review. Following this, I'd like to set up a meeting to discuss our concerns and understand Casey's plans for mitigating them.

Thank you,

Kevin McInerny

General Manager

Hines | OneWilshire

624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017

P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)

kevin.mcinerny@hines.com

Hines

Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: McInerny, Kevin
Sent: Friday, February 13, 2015 2:22 PM
To: 'Jeff Marino'
Subject: RE: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Jeff,

I never heard back from you after I expressed One Wilshire's objections to the scope of Casey's planned St. Patrick's Day event. Could we get together on Tuesday so we discuss the scope of the event and address the specific concerns that we have to the event?

Thank you,

Kevin

Kevin McInerny

General Manager

Hines | OneWilshire

624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017

P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)

kevin.mcinerny@hines.com



Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: McInerny, Kevin
Sent: Friday, December 19, 2014 9:09 AM
To: 'Jeff Marino'
Cc: Stephen Dorame
Subject: RE: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15
Jeff,

I need to see what Casey's plans are to address our concerns. If the steps don't involve shrinking the footprint to Grand Avenue between 6th Street and Wilshire Boulevard then there's probably no reason for me to wait in voicing our objections to the event and street closures to City officials. The full closure of Grand all the way to 7th Street was not ideal, but workable when St. Patty's day fell on a weekend, but not in any way is it workable or acceptable on a work day.

Please advise.

Thank you.

Kevin

Kevin McInerny

General Manager

Hines | OneWilshire

624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017

P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)

kevin.mcinerney@hines.com



Setting the Standard in Real Estate Investment,
Development and Management the World Over

Make a difference. Print wisely. 

From: Jeff Marino [<mailto:jeff@213downtown.la>]
Sent: Wednesday, December 10, 2014 4:43 PM
To: McInerny, Kevin
Cc: Stephen Dorame
Subject: Re: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15
I sure can

Sent from my iPhone

On Dec 10, 2014, at 4:05 PM, McInerny, Kevin <Kevin.McInerny@hines.com> wrote:

Jeff,

Can you respond to each of my concerns outlined in my email prior to us getting together?

Kevin

From: Jeff Marino [<mailto:jeff@213downtown.la>]
Sent: Wednesday, December 10, 2014 3:35 PM
To: McInerny, Kevin
Cc: Stephen Dorame
Subject: Re: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15
Kevin,

Before you reach out to the city, please give me the opportunity to discuss your concerns as I did discuss quite a few of them with the city in our meeting.

Sent from my iPhone

On Dec 10, 2014, at 2:49 PM, McInerny, Kevin <Kevin.McInerny@hines.com> wrote:

Jeff,

I'd probably need to look at early next week for follow-up meeting. Did you present Casey's proposed plans to the Street Closure Task Force? If so, how'd that go?

Kevin

From: Jeff 213Downtown.LA [<mailto:jeff@213downtown.la>]

Sent: Wednesday, December 10, 2014 2:35 PM

To: McInerny, Kevin

Cc: Stephen Dorame

Subject: Re: Objection to Proposed Street Closure for St. Patrick's Day Event 3/17/15

Kevin,

I would like to see if there is a time we can sit and discuss your email. I have been meaning to get back to you after our last meeting, i have just been super busy over at Cole's. Let me know when a good time for you is, and I will meet you.

On Wed, Dec 10, 2014 at 12:40 PM, McInerny, Kevin <Kevin.McInerny@hines.com> wrote:

Dear Jeff,

I'm writing to follow-up on our meeting on November 24th where we discussed Casey's plans for its 2015 St. Patrick's Day street party. As we discussed in the meeting, we do not support the scope of the party or street closures as you presented them to me. Specifically we don't support the full closure of Grand Avenue from 6th Street to 7th Street as it significantly impairs access to our building for emergency responders, tenants, visitors, critical infrastructure technicians, contractors, vendors and employees. Casey's plan to provide access from 7th Street into our property isn't an acceptable solution for a weekday when the building has a full schedule of tenant business, construction projects, typical deliveries, and potential emergency situations.

I am writing to make a formal objection on behalf of the One Wilshire Building to Casey's proposed scope of street party and street closure for the event.

The One Wilshire Building respectfully requests 1.)that the St. Patrick's day party be held in a nearby park or parking lot that eliminates the need for street closures, and 2.)that if Casey's determines there is no feasible off-site location, that the scope of the street party and street closures be reduced to Grand Avenue between 6th Street and Wilshire Boulevard only, as it typical was in the past. We request that One Wilshire's access remain available from Wilshire Boulevard at all times.

As you are aware, One Wilshire is a critical telecommunications facility that requires available 24/7 access. As you also know, the building also houses many traditional office tenants who have employees, visitors and vendors who require access to the property on weekdays. The proposed plan to completely shut off access to the One Wilshire Building from Grand Avenue in the Southbound direction (providing for temporary, assisted access from 7th Street) and from Wilshire is not acceptable. This scenario would lead to significant disruptions to the operations of the property and our tenants and pose a potential risk to the property should an emergency occur or a situation arise where technicians need to respond quickly to a critical infrastructure failure.

To summarize, we have the following concerns with closure of access to the One Wilshire Building:

- Fire and life safety concerns for the Building and its occupants resulting from impeded access to the Building to first responders resulting from the equipment and crowd

immediately in front of the property;

- Impeded access to critical infrastructure technicians in the event of a telecommunications infrastructure failure requiring immediate attention;
- Restricted access of all tenants to the One Wilshire building garage will create significant impairment to productivity;
- Loss of significant parking revenue from impeded access to the One Wilshire garage. The garage will lose significant revenue from the loss of the daily visitor parking. In addition to our street closure objection, we have the following items that need to be addressed:
- You and I discussed the disruptions the One Wilshire Building and our tenants experienced last year from excessively loud music and announcers over a P.A. system. As I stated, the excessive noise started very early last year and I had tenants inform me they were sending their employees home as it impacted their ability to work. If the street party takes place on Grand Avenue we will expect you to address this issue including lowering the volume significantly, and not allow it to begin until late in the afternoon (4 p.m. or later).
- Last year's event experienced serious security issues that affected neighboring properties. Specifically vandalism occurred from individuals leaving the street party. Casey's insistence to increase the size of the event over previous years has led to increased security incidents. Security must be increased.
- The clean-up of streets and sidewalks following the event was very poor.

One Wilshire will be voicing our objections to the scope of the planned event to the City Councilman Huizar's office, Los Angeles Police and Fire Departments, and the City of Los Angeles Bureau of Street Services.

Sincerely,

Kevin McNerny
General Manager
Hines | OneWilshire
624 S. Grand Avenue | Suite 2435 | Los Angeles, CA 90017
P [213.629.3300](tel:213.629.3300) | F [213.629.3333](tel:213.629.3333)
kevin.mcinerny@hines.com

[<image001.png>](#)

--

| | | | | | |
|---|-----------------------------------|--|---|--------------|--|
|  | JEFF MARINO | | P | 213 817 5321 | 515 W 7TH ST. SUITE 300 LOS ANGELES, CA 90014 |
| | | | F | 213 817 5322 | |
| | Director of Restaurant Operations | | C | 310 487 8922 | 213NIGHTLIFE.COM |

--

John N. Vidovich, Deputy Chief

Fire Marshal

Los Angeles Fire Department
Bureau of Fire Prevention and Public Safety
200 N. Main Street Room 1770
Los Angeles, CA 90012

Office: [213 978-3570](tel:2139783570)

Fax: [213 978-3516](tel:2139783516)

Cell: [213 840-7066](tel:2138407066)

"Serving with Courage, Integrity and Pride"

From: SILVIA AGUIRRE <N1704@lapd.lacity.org>
Sent: Thursday, March 19, 2015 10:17 AM
To: Ken Nakano
Subject: Re: Meeting with Capt Oreb

Ok Ken, this meeting is set for 11a on Monday, 3/23 at the Central Station, 251 E. 6th Street. When you get to the front desk, just let the officer know you are here to meet with Capt Oreb.

>>> Ken Nakano <knakano@downtownla.com> 3/19/2015 9:45 AM >>>
It would be Suzanne and I and we can come to the station if that works best.

Ken Nakano
Director of Operations - DCBID

Sent from my iPhone

On Mar 19, 2015, at 9:45 AM, SILVIA AGUIRRE <N1704@lapd.lacity.org> wrote:

Hi Ken,

Yes Capt Oreb is available on Monday at 11am. Will that be ok with Suzanne? and will she be coming to the station?

>>> Ken Nakano <knakano@downtownla.com> 3/18/2015 10:03 AM >>>

Good Morning,

I confirmed that Suzanne is available anytime on Monday 03/23 after 10:30 AM – Does that still work for Captain Oreb?

Kenneth T. Nakano

Director of Operations

<*mime-attachment.gif*>

Downtown Center Business Improvement District

640 S. Olive Street

Los Angeles, CA 90013

213-624-2425 office | 213-615-1655 fax

knakano@downtownla.com | www.downtownla.com

<*mime-attachment.gif*> <*mime-attachment.gif*> <*mime-attachment.gif*>

From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]

Sent: Tuesday, March 17, 2015 12:48 PM

To: Ken Nakano

Subject: RE: Meeting with Capt Oreb

Ok, you're welcome.

>>> Ken Nakano <knakano@downtownla.com> 3/17/2015 12:24 PM >>>

Silvia,

I am confirming the availability of Suzanne Holley to see which works the best. I will get back to you shortly. Thank you for your help.

Kenneth T. Nakano

Director of Operations

<mime-attachment.gif>

Downtown Center Business Improvement District

640 S. Olive Street

Los Angeles, CA 90013

213-624-2425 office | 213-615-1655 fax

knakano@downtownla.com | www.downtownla.com

<mime-attachment.gif> <mime-attachment.gif> <mime-attachment.gif>

From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]

Sent: Tuesday, March 17, 2015 12:06 PM

To: Ken Nakano

Subject: Meeting with Capt Oreb

Hello Ken,

I am Capt Oreb's secretary and I understand you'd like to set up a meeting with him. Capt Oreb is available on Monday, 3/23 anytime after 1000hrs or Thursday, 3/26 at noon. Let me know if these dates work for you. Thank you.

From: SILVIA AGUIRRE <N1704@lapd.lacity.org>
Sent: Thursday, March 19, 2015 3:03 PM
To: Ken Nakano
Subject: RE: Meeting with Capt Oreb

Hi Ken,

Capt Oreb got called into a Staff meeting on Monday at 1100hrs. Can we move your meeting with Suzanne to 1p on Monday instead? Thank you.

>>> Ken Nakano <knakano@downtownla.com> 3/17/2015 12:24 PM >>>

Silvia,

I am confirming the availability of Suzanne Holley to see which works the best. I will get back to you shortly. Thank you for your help.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: SILVIA AGUIRRE [<mailto:N1704@lapd.lacity.org>]
Sent: Tuesday, March 17, 2015 12:06 PM
To: Ken Nakano
Subject: Meeting with Capt Oreb

Hello Ken,

I am Capt Oreb's secretary and I understand you'd like to set up a meeting with him. Capt Oreb is available on Monday, 3/23 anytime after 1000hrs or Thursday, 3/26 at noon. Let me know if these dates work for you. Thank you.

From: Ken Nakano
Sent: Friday, March 20, 2015 9:17 AM
To: Randall Tampa; Todd Dressen; LOTUS LEONG (35021@lapd.lacity.org)
Cc: Randall Ely
Subject: RE: Script and Recipients write up's

Got it will add –

Ely – on the other line, will get back to you after....

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Randall Tampa [<mailto:rtampa@fashiondistrict.org>]
Sent: Friday, March 20, 2015 9:14 AM
To: Ken Nakano; Todd Dressen; LOTUS LEONG (35021@lapd.lacity.org)
Cc: Randall Ely
Subject: RE: Script and Recipients write up's

Ken, can you add to the script the following (under sponsors)...

Our Platinum sponsor again this year is VON's. As they have done for the past ten years, VON's provided the food, drinks, and candy for the 2014 Central Kids Holiday Christmas Party. Once again, VONs generously contributed 400 Kraft Lunchables, a pallet of water and four pallets of candy (approximately 2-tons of candy). In addition to providing candy to Central Division, candy was also provided to Newton, Hollywood and 77th Divisions for their own respective holiday kids event.

Although none of our VON's friends could attend today's luncheon on account of the recent acquisition of VONs by Kroger Foods, we would still like to thank Peter Bartholomew and Alan Todd for again making these kids events possible.

Randall Tampa
LA Fashion District
Operations Director
424 E. 15th Street #11
Los Angeles, CA 90015
213.741.2661 (B)
818.399.5788 (C)

From: Ken Nakano [<mailto:knakano@downtownla.com>]
Sent: Friday, March 20, 2015 8:15 AM
To: Todd Dressen; LOTUS LEONG (35021@lapd.lacity.org)
Cc: Randall Ely; Randall Tampa

Subject: Script and Recipients write up's

The script & write up's have been placed on the cloud for everyone to have access to and update as needed. We are still missing the NAME and Write up for the Chinatown BID recipient. That needs to be received **TODAY** so that the Plaque can be made along with the Board.

<http://bit.ly/1MUnRGQ>

Kenneth T. Nakano

Director of Operations



Downtown Center Business Improvement District

640 S. Olive Street

Los Angeles, CA 90013

213-624-2425 office | 213-615-1655 fax

knakano@downtownla.com | www.downtownla.com



From: Ken Nakano
Sent: Monday, March 23, 2015 10:40 AM
To: Diana Edoyan (diana.edoyan@lacity.org)
Subject: Casey's

Hi Diana,

I am receiving some feedback from Property Owners regarding the street closure for the Casey's St. Patrick's event. I know I missed a couple of meetings, but could you please advise when they (213 or Casey's) presented to the committee and how that vote went? I have received a couple of complaints in regards to it and want to format my response appropriately. Any information you could provide would be greatly appreciated. Thanks

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Diana Yedoyan <diana.yedoyan@lacity.org>
Sent: Monday, March 23, 2015 1:39 PM
To: Ken Nakano
Cc: Diana Edoyan (diana.edoyan@lacity.org)
Subject: Re: Casey's

Casey's presented to the Committee on November 25th and they received the support of the full committee. We will be having internal meetings as well about the event and we should address this at tomorrow's committee. There were a couple different issues that added to the mayhem that night. Film LA issued a permit closing Figueroa St between 6th and 4th at the same time of the event causing a lot of unnecessary traffic aside from the Casey's event. Let me know if you need any other info

On Mon, Mar 23, 2015 at 10:39 AM, Ken Nakano <knakano@downtownla.com> wrote:
Hi Diana,

I am receiving some feedback from Property Owners regarding the street closure for the Casey's St. Patrick's event. I know I missed a couple of meetings, but could you please advise when they (213 or Casey's) presented to the committee and how that vote went? I have received a couple of complaints in regards to it and want to format my response appropriately. Any information you could provide would be greatly appreciated. Thanks

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
[213-624-2425](tel:213-624-2425) office | [213-615-1655](tel:213-615-1655) fax
knakano@downtownla.com | www.downtownla.com



--
Diana Yedoyan
Downtown Field Deputy
Office of Councilmember José Huizar
City of Los Angeles | Council District 14

City Hall
200 N. Spring St | Room 465
Los Angeles, CA 90012
(213) 473-7014 office | (213) 847-0680 fax
diana.yedoyan@lacity.org

For regular updates and to sign up for our E-Newsletter, please visit our updated [Jose Huizar CD 14 website](#). Click on the icons below to follow us on Twitter, Facebook, and YouTube



From: Ken Nakano
Sent: Monday, March 23, 2015 1:47 PM
To: Diana Yedoyan
Cc: Diana Edoyan (diana.edoyan@lacity.org)
Subject: RE: Casey's

Got it, that is the day after the Mike Brown verdicts so I didn't attend that meeting either due to protests in the field. When they (Casey's) presented, did they advise that they had done community outreach? – If I am not mistaken, in order to get the permits from DOT, don't you have to have approval signatures from surrounding properties?

The complaints that I received weren't so much about the traffic, it was more about certain Property Managers saying that they weren't notified about the closures or lack of community notification from event producers. I know that your office arranged meetings for one of the property managers, however he was still upset and called me asking for assistance.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Diana Yedoyan [<mailto:diana.yedoyan@lacity.org>]
Sent: Monday, March 23, 2015 1:39 PM
To: Ken Nakano
Cc: Diana Edoyan (diana.edoyan@lacity.org)
Subject: Re: Casey's

Casey's presented to the Committee on November 25th and they received the support of the full committee. We will be having internal meetings as well about the event and we should address this at tomorrow's committee. There were a couple different issues that added to the mayhem that night. Film LA issued a permit closing Figueroa St between 6th and 4th at the same time of the event causing a lot of unnecessary traffic aside from the Casey's event. Let me know if you need any other info

On Mon, Mar 23, 2015 at 10:39 AM, Ken Nakano <knakano@downtownla.com> wrote:
Hi Diana,

I am receiving some feedback from Property Owners regarding the street closure for the Casey's St. Patrick's event. I know I missed a couple of meetings, but could you please advise when they (213 or Casey's) presented to the committee and how that vote went? I have received a couple of complaints in regards to it and want to format my response appropriately. Any information you could provide would be greatly appreciated. Thanks

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
[213-624-2425](tel:213-624-2425) office | [213-615-1655](tel:213-615-1655) fax
knakano@downtownla.com | www.downtownla.com



--
Diana Yedoyan
Downtown Field Deputy
Office of Councilmember José Huizar
City of Los Angeles | Council District 14

City Hall
200 N. Spring St | Room 465
Los Angeles, CA 90012
(213) 473-7014 office | (213) 847-0680 fax
diana.yedoyan@lacity.org

For regular updates and to sign up for our E-Newsletter, please visit our updated [Jose Huizar CD 14 website](#). Click on the icons below to follow us on Twitter, Facebook, and YouTube



From: Diana Yedoyan <diana.yedoyan@lacity.org>
Sent: Monday, March 23, 2015 3:30 PM
To: patti.berman@dlanc.com>; Amanda Irvine; Ari Simon; Barbara Jacobs; Blair Besten; Brian Kito; Cedd Moses; Craig Ishii; Diana Edoyan; Eric Maya; Frank Lopez; Jessica Lall; Ken Nakano; Miguel Vargas; Robert Sanchez; Suzanne Holley; Raquel Beard; Aram Sahakian; Mark Borman; Stephen Dorame
Cc: Anika Ostin
Subject: Agenda for March Street Closure Committee
Attachments: AgendaMarch24th.pdf

Hi All,

I'M BACK! It's so nice to be back to my lovely CD 14 and the Street Closure Committee. This will be my last Street Closure Committee as I am taking on a new role in our office as the Legislative Deputy. I will still have a huge role in Downtown (can't get rid of me yet!) but I will pass on the torch officially to Anika.

I wanted to send a quick email not just to give you all the agenda but to also remind you all how important your attendance and participation is to the committee meetings. The Councilmember has put the trust in you all to represent his community and to advise his office on special events.

I don't want you all to be discouraged if you do not support City Wide events and they happen regardless. We had discussed before the formation of the Committee that City Wide events such as (Fiesta Broadway, LA Marathon, NYE @ Grand Park, etc.) are not under the jurisdiction of the Committee. With that being said, all of those events MUST present to you all in order to ensure they complete their community outreach requirements and work with the community.

I hope to see you ALL at tomorrow's meeting ready to take on a lot of exciting events in Downtown Los Angeles. We are fresh off of a great win and we would like to keep the positive momentum going in creating a prosperous Downtown.

I have attached tomorrow's agenda so please come prepared!

Best
Diana

--

Diana Yedoyan
Downtown Field Deputy
Office of Councilmember José Huizar
City of Los Angeles | Council District 14

City Hall
200 N. Spring St | Room 465
Los Angeles, CA 90012
(213) 473-7014 office | (213) 847-0680 fax
diana.yedoyan@lacity.org

For regular updates and to sign up for our E-Newsletter, please visit our updated [Jose Huizar CD 14 website](#). Click on the icons below to follow us on Twitter, Facebook, and YouTube



Downtown Street Closure Committee

Agenda for March 24, 2015

1. NTC Tour
2. MTV VMAs
3. Fight for Air Climb
4. The Dew Tour
5. 2015 Brokechella
6. Debriefing Session Internal

From: Haydee.Urita-Lopez@lacity.org
Sent: Tuesday, March 24, 2015 5:31 AM
To: Ken Nakano
Subject: LA City Planning BID Case report
Attachments: BID_20150324_043000AM.pdf; BID_20150324_043000AM.csv

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Haydee Urita-Lopez, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

The information in the report is sorted by BID. If there are any questions, please contact Haydee Urita_Lopez at (213) 978-1162 or Haydee.Urita-Lopez@lacity.org.

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
03/08/2015 to 03/21/2015**

| Business Improvement District -- ARTS DISTRICT | | | | | | | |
|--|------------------|--------------------------|----|---------------------|---|--------------------------|--------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/19/2015 | ENV-2015-1086-CE | 1356 E PALMETTO ST 90013 | 14 | Central City North | UPGRADE TO FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT TO MOSTLY BAR | CE-CATEGORICAL EXEMPTION | EDDIE NAVARRETTE (213)687-6963 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- BRENTWOOD VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CENTURY CITY | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CHATSWORTH | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CHINATOWN | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- DOWNTOWN CENTER | | | | | | | |
|--|----------------------|-------------------------|----|---------------------|--|-------------------------------|----------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/11/2015 | AA-2015-983-COC | 338 S HILL ST 90013 | 14 | Central City | NEW 33-STORY MIXED USE BUILDING WITH 428 RESIDENTIAL UNITS AND 2,894 SQ FT OF COMMERCIAL SPACE. | COC-CERTIFICATE OF COMPLIANCE | BENJAMIN FISS (310)838-2400 |
| 03/11/2015 | DIR-2015-981-SPR-TDR | 338 S HILL ST 90013 | 14 | Central City | NEW 33-STORY MIXED USE BUILDING WITH 428 RESIDENTIAL UNITS AND 2,894 SQ FT OF COMMERCIAL SPACE. | SPR-SITE PLAN REVIEW | BENJAMIN FISS (310)838-2400 |
| 03/11/2015 | ENV-2015-982-EAF | 338 S HILL ST 90013 | 14 | Central City | NEW 33-STORY MIXED USE BUILDING WITH 428 RESIDENTIAL UNITS AND 2,894 SQ FT OF COMMERCIAL SPACE. | EAF-ENVIRONMENTAL ASSESSMENT | BENJAMIN FISS (310)838-2400 |
| 03/18/2015 | ZA-2015-1047-MPA | 307 S BROADWAY 90013 | 14 | Central City | MASTER CONDITIONAL USE PERMIT FOR THE SALE OF ALCOHOL FOR 23 ESTABLISHMENTS IN TOTAL; WITH MPA'S FOR 6 RESTAURANTS FOR NOW; AND FOR 15 RESTAURANTS AND 2 BARS IN THE FUTURE. | MPA-MASTER PLAN APPROVAL | MARGARET TAYLOR (818)398-2740 |
| Total cases: 4 | | | | | | | |

| Business Improvement District -- EAST HOLLYWOOD | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- ENCINO COMMONS | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- FASHION DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- FIGUEROA CORRIDOR | | | | | | | |
|--|------------------|-----------------------------|----|---------------------|---|--------------------------------|---------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/12/2015 | ENV-2015-989-EAF | 3111 S UNIVERSITY AVE 90007 | 9 | South Los Angeles | CONDITIONAL USE FOR A ROOFTOP WIRELESS TELECOMMUNICATIONS FACILITY. | EAF-ENVIRONMENTAL ASSESSMENT | SARAH FREED (818)472-6933 |
| 03/12/2015 | ZA-2015-988-CUW | 3111 S UNIVERSITY AVE 90007 | 9 | South Los Angeles | CONDITIONAL USE FOR A ROOFTOP WIRELESS TELECOMMUNICATIONS FACILITY. | CUW-CONDITIONAL USE - WIRELESS | SARAH FREED (818)472-6933 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- GATEWAY TO LOS ANGELES | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |

| |
|----------------|
| Total cases: 0 |
|----------------|

| Business Improvement District -- HIGHLAND PARK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HISTORIC DOWNTOWN LOS ANGELES | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HISTORIC OLD TOWN CANOGA PARK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO) | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT | | | | | | | |
|---|-----------------|-------------------------|----|---------------------|--|--------------------------|---|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/09/2015 | ENV-2015-953-CE | 1800 N ARGYLE AVE 90028 | 13 | Hollywood | DEMOLITION OF EXISTING OFFICE BUILDING AND CONSTRUCTION OF NEW 15-STORY; 87-UNIT RESIDENTIAL CONDOMINIUM BUILDING WITH 212 PARKING SPACES. | CE-CATEGORICAL EXEMPTION | SHERRI BONSTELLE - JMBM LLP (310)712-6847 |

| |
|----------------|
| Total cases: 1 |
|----------------|

| | | | | | | | |
|---|--|--|--|--|--|--|--|
| Business Improvement District -- HOLLYWOOD MEDIA DISTRICT | | | | | | | |
|---|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|--|--|--|--|--|--|--|--|
| Business Improvement District -- LARCHMONT VILLAGE | | | | | | | |
|--|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|--|--|--|--|--|--|--|--|
| Business Improvement District -- LINCOLN HEIGHTS | | | | | | | |
|--|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|--|--|--|--|--|--|--|--|
| Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE | | | | | | | |
|--|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|---|--|--|--|--|--|--|--|
| Business Improvement District -- LITTLE TOKYO | | | | | | | |
|---|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|-------------------------|--------------------|--------------------------------|-----------|----------------------------|---|---|---------------------------|
| 03/10/2015 | DIR-2015-965-SPP | 18100 W CHATSWORTH ST 91344 | 12 | Granada Hills - Knollwood | PLACEMENT OF 2 IDENTIFICATION SIGNS AND ONE DECAL SIGN. | SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE | SEAN LEE (213)507-2409 |
| 03/10/2015 | ENV-2015-966-CE | 18100 W CHATSWORTH ST 91344 | 12 | Granada Hills - Knollwood | PLACEMENT OF 2 IDENTIFICATION SIGNS AND ONE DECAL SIGN. | CE-CATEGORICAL EXEMPTION | SEAN LEE (213)507-2409 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- PANORAMA CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR) | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH PARK | | | | | | | |
|---|--------------------|------------------------|----|---------------------|---|--|------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/12/2015 | DIR-2015-1008-SPPA | 1101 S FLOWER ST 90015 | 9 | Central City | PROJECT PERMIT ADJUSTMENT RELATED TO MAXIMUM SIGNAGE FACADE COVERAGE. | SPPA-SPECIFIC PLAN PROJECT PERMIT ADJUSTMENT | DAVID GOLDBERG (310)209-8800 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- STUDIO CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SUNSET AND VINE | | | | | | | |
|--|-----------------|--------------------------------|----|---------------------|---|--------------------------|-----------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/11/2015 | CPC-2015-984-DA | 5925 W SUNSET BLVD 90028 | 13 | Hollywood | DEVELOP NEW 17-STORY MIXED-USE PROJECT WITH 274;000SQ FT OFFICE AND 26;000 OF RETAIL. | DA-DEVELOPMENT AGREEMENT | JAMES PUGH (213)617-4284 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- TARZANA SAFARI WALK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTCHESTER | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTWOOD | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |

From: Haydee.Urita-Lopez@lacity.org
Sent: Tuesday, March 24, 2015 5:31 AM
To: Herman Pang
Subject: LA City Planning BID Case report
Attachments: BID_20150324_043000AM.pdf; BID_20150324_043000AM.csv

NOTIFICATION OF NEW ENTITLEMENT APPLICATIONS – EARLY NOTIFICATION REPORT

To: Business Improvement District (BID) Contacts

From: Haydee Urita-Lopez, BID Liaison

Subject: LA City Planning BID Case report

Attached is the Planning Department's bi-weekly Early Notification Report for Business Improvement Districts (BID's). The purpose of this report is to provide BID's with the earliest possible information about all applications for planning entitlements that have been filed in your BID area, even though not all applications are complete and some cases may eventually be withdrawn. Included in the report is contact information about the applicant so your BID can obtain more information about the project very early in the process. A separate report is shown for each BID. You will see that the report is provided in PDF and Excel formats.

The information in the report is sorted by BID. If there are any questions, please contact Haydee Urita_Lopez at (213) 978-1162 or Haydee.Urita-Lopez@lacity.org.

**Entitlement Applications Received by Department of City Planning
By Business Improvement District
03/08/2015 to 03/21/2015**

| Business Improvement District -- ARTS DISTRICT | | | | | | | |
|--|------------------|--------------------------|----|---------------------|---|--------------------------|--------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/19/2015 | ENV-2015-1086-CE | 1356 E PALMETTO ST 90013 | 14 | Central City North | UPGRADE TO FULL LINE ALCOHOL FOR AN EXISTING RESTAURANT TO MOSTLY BAR | CE-CATEGORICAL EXEMPTION | EDDIE NAVARRETTE (213)687-6963 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- BRENTWOOD VILLAGE | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- BYZANTINE LATINO QUARTER - PICO BOULEVARD | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CENTURY CITY | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CHATSWORTH | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- CHINATOWN | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- DOWNTOWN CENTER | | | | | | | |
|--|----------------------|-------------------------|----|---------------------|--|-------------------------------|----------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/11/2015 | AA-2015-983-COC | 338 S HILL ST 90013 | 14 | Central City | NEW 33-STORY MIXED USE BUILDING WITH 428 RESIDENTIAL UNITS AND 2,894 SQ FT OF COMMERCIAL SPACE. | COC-CERTIFICATE OF COMPLIANCE | BENJAMIN FISS (310)838-2400 |
| 03/11/2015 | DIR-2015-981-SPR-TDR | 338 S HILL ST 90013 | 14 | Central City | NEW 33-STORY MIXED USE BUILDING WITH 428 RESIDENTIAL UNITS AND 2,894 SQ FT OF COMMERCIAL SPACE. | SPR-SITE PLAN REVIEW | BENJAMIN FISS (310)838-2400 |
| 03/11/2015 | ENV-2015-982-EAF | 338 S HILL ST 90013 | 14 | Central City | NEW 33-STORY MIXED USE BUILDING WITH 428 RESIDENTIAL UNITS AND 2,894 SQ FT OF COMMERCIAL SPACE. | EAF-ENVIRONMENTAL ASSESSMENT | BENJAMIN FISS (310)838-2400 |
| 03/18/2015 | ZA-2015-1047-MPA | 307 S BROADWAY 90013 | 14 | Central City | MASTER CONDITIONAL USE PERMIT FOR THE SALE OF ALCOHOL FOR 23 ESTABLISHMENTS IN TOTAL; WITH MPA'S FOR 6 RESTAURANTS FOR NOW; AND FOR 15 RESTAURANTS AND 2 BARS IN THE FUTURE. | MPA-MASTER PLAN APPROVAL | MARGARET TAYLOR (818)398-2740 |
| Total cases: 4 | | | | | | | |

| Business Improvement District -- EAST HOLLYWOOD | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- ENCINO COMMONS | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- FASHION DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- FIGUEROA CORRIDOR | | | | | | | |
|--|------------------|-----------------------------|----|---------------------|---|--------------------------------|---------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/12/2015 | ENV-2015-989-EAF | 3111 S UNIVERSITY AVE 90007 | 9 | South Los Angeles | CONDITIONAL USE FOR A ROOFTOP WIRELESS TELECOMMUNICATIONS FACILITY. | EAF-ENVIRONMENTAL ASSESSMENT | SARAH FREED (818)472-6933 |
| 03/12/2015 | ZA-2015-988-CUW | 3111 S UNIVERSITY AVE 90007 | 9 | South Los Angeles | CONDITIONAL USE FOR A ROOFTOP WIRELESS TELECOMMUNICATIONS FACILITY. | CUW-CONDITIONAL USE - WIRELESS | SARAH FREED (818)472-6933 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- GATEWAY TO LOS ANGELES | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- GREATER LEIMERT PARK / CRENSHAW CORRIDOR | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |

| |
|----------------|
| Total cases: 0 |
|----------------|

| Business Improvement District -- HIGHLAND PARK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HISTORIC DOWNTOWN LOS ANGELES | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HISTORIC OLD TOWN CANOGA PARK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HISTORIC WATERFRONT DISTRICT (SAN PEDRO) | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- HOLLYWOOD ENTERTAINMENT DISTRICT | | | | | | | |
|---|-----------------|-------------------------|----|---------------------|--|--------------------------|---|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/09/2015 | ENV-2015-953-CE | 1800 N ARGYLE AVE 90028 | 13 | Hollywood | DEMOLITION OF EXISTING OFFICE BUILDING AND CONSTRUCTION OF NEW 15-STORY; 87-UNIT RESIDENTIAL CONDOMINIUM BUILDING WITH 212 PARKING SPACES. | CE-CATEGORICAL EXEMPTION | SHERRI BONSTELLE - JMBM LLP (310)712-6847 |

| |
|----------------|
| Total cases: 1 |
|----------------|

| | | | | | | | |
|--|--|--|--|--|--|--|--|
| Business Improvement District -- HOLLYWOOD MEDIA DISTRICT | | | | | | | |
|--|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|---|--|--|--|--|--|--|--|
| Business Improvement District -- LARCHMONT VILLAGE | | | | | | | |
|---|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|---|--|--|--|--|--|--|--|
| Business Improvement District -- LINCOLN HEIGHTS | | | | | | | |
|---|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|---|--|--|--|--|--|--|--|
| Business Improvement District -- LINCOLN HEIGHTS INDUSTRIAL ZONE | | | | | | | |
|---|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| | | | | | | | |
|--|--|--|--|--|--|--|--|
| Business Improvement District -- LITTLE TOKYO | | | | | | | |
|--|--|--|--|--|--|--|--|

| | | | | | | | |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|-------------|---------|----|---------------------|---------------------|--------------|-------------------|

| |
|----------------|
| Total cases: 0 |
|----------------|

| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
|------------------|------------------|--------------------------------|----|---------------------------|---|---|---------------------------|
| 03/10/2015 | DIR-2015-965-SPP | 18100 W CHATSWORTH ST 91344 | 12 | Granada Hills - Knollwood | PLACEMENT OF 2 IDENTIFICATION SIGNS AND ONE DECAL SIGN. | SPP-SPECIFIC PLAN PROJECT PERMIT COMPLIANCE | SEAN LEE (213)507-2409 |
| 03/10/2015 | ENV-2015-966-CE | 18100 W CHATSWORTH ST 91344 | 12 | Granada Hills - Knollwood | PLACEMENT OF 2 IDENTIFICATION SIGNS AND ONE DECAL SIGN. | CE-CATEGORICAL EXEMPTION | SEAN LEE (213)507-2409 |
| Total cases: 2 | | | | | | | |

| Business Improvement District -- PANORAMA CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH LOS ANGELES INDUSTRIAL TRACT (GOODYEAR) | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SOUTH PARK | | | | | | | |
|---|--------------------|------------------------|----|---------------------|---|--|------------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/12/2015 | DIR-2015-1008-SPPA | 1101 S FLOWER ST 90015 | 9 | Central City | PROJECT PERMIT ADJUSTMENT RELATED TO MAXIMUM SIGNAGE FACADE COVERAGE. | SPPA-SPECIFIC PLAN PROJECT PERMIT ADJUSTMENT | DAVID GOLDBERG (310)209-8800 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- STUDIO CITY | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- SUNSET AND VINE | | | | | | | |
|--|-----------------|--------------------------------|----|---------------------|---|--------------------------|-----------------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| 03/11/2015 | CPC-2015-984-DA | 5925 W SUNSET BLVD 90028 | 13 | Hollywood | DEVELOP NEW 17-STORY MIXED-USE PROJECT WITH 274;000SQ FT OFFICE AND 26;000 OF RETAIL. | DA-DEVELOPMENT AGREEMENT | JAMES PUGH (213)617-4284 |
| Total cases: 1 | | | | | | | |

| Business Improvement District -- TARZANA SAFARI WALK | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- VILLAGE AT SHERMAN OAKS DISTRICT | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTCHESTER | | | | | | | |
|--|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |
| Total cases: 0 | | | | | | | |

| Business Improvement District -- WESTWOOD | | | | | | | |
|---|-------------|---------|----|---------------------|---------------------|--------------|-------------------|
| Application Date | Case Number | Address | CD | Community Plan Area | Project Description | Request Type | Applicant Contact |

From: Elan Shore
Sent: Tuesday, March 24, 2015 8:27 AM
To: Jessica Whaley; 'Peter Marx'; Michelle Garakian
Cc: William Chun
Subject: RE: Connectivity in DT

Peter,

Thanks so much for your assistance.

Our primary interest is to get a better sense of how Downtown office space rates in terms of connectivity speeds and loads and the ability to get fiber-optic connectivity. We occasionally hear that certain parts of Downtown do not have sufficient bandwidth for the needs of many heavy data users or people who need reliable and fast connectivity. We also hear people talk about Santa Monica and how it is much easier for a business to meet their connectivity needs.

As you said, it is a complex subject and nobody seems to have a very clear answer or resource to sort it out. Whatever you can do to help us better understand the situation and how we can communicate it is gratefully appreciated.

Please feel free to get back to me by email or phone or you can call me on my cell at 818-825-3092.

Sincerely,



Elan Shore
Economic Development Associate - Research and Special Projects
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
tel: (213) 416-7518
fax: (213) 624-0858
email: eshore@downtownla.com
web: www.DowntownLA.com



[Download](#) the Downtown LA 2014 Year-End Market Report

From: Jessica Whaley
Sent: Monday, March 23, 2015 11:31 AM
To: 'Peter Marx'; Michelle Garakian
Cc: William Chun; Elan Shore
Subject: RE: Connectivity in DT

Hi Peter!

Thank you for your immediate response.

I have CC'd my colleague Elan Shore, who will be better able to articulate the type of information we are looking for.

The purpose for this information is for our GET URBAN office space recruitment campaign for Downtown LA, which is targeted at tech and creative companies. We launch this Thursday with an office space tour of innovative companies located in

Downtown and then we have launch reception afterward at CBRE here in Downtown. I know that you have already received this information from Linda Bidrossian, who is consulting with us on this event. If you do not have the information, please let me know and I will gladly forward it to you. We welcome your participation at this event.

Please stand by for Elan to reach out regarding connectivity.

Thanks in advance for your help!



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: (213) 416-7529
Fax: (213) 624-0858
email: jwhaley@downtownla.com
go to www.DowntownLA.com



From: Peter Marx [<mailto:peter.marx@lacity.org>]
Sent: Monday, March 23, 2015 9:24 AM
To: Michelle Garakian
Cc: Jessica Whaley; William Chun
Subject: Re: Connectivity in DT

Hi all - can I get some info on what you're looking for? There is a lot of complexity in this subject. (One of the world's most famous Internet connections is in DTLA, but that may not be what you're looking for.)

Peter

On Mon, Mar 23, 2015 at 9:21 AM, Michelle Garakian <michelle.garakian@lacity.org> wrote:
Sent from my iPhone

> On Mar 23, 2015, at 9:20 AM, Jessica Whaley <JWhaley@downtownla.com> wrote:

>

> Thanks Michelle. I did not CC him above?

>

> Sent from my iPhone

>

>> On Mar 23, 2015, at 9:10 AM, Michelle Garakian <michelle.garakian@lacity.org> wrote:

>>

>> Jessica,

>>

>> Please meet Peter Marx our chief innovation technology officer. He'll

>> help you determine what average Internet speeds are in DTLA.

>>

>> Best

>> Michelle

>>

>> Sent from my iPhone

>>

>>>> On Mar 23, 2015, at 7:23 AM, Jessica Whaley <JWhaley@downtownla.com> wrote:

>>>>

>>>> Hi Michelle, would you able to please provide me information on connectivity in Downtown? You mentioned at our meeting that you could get me that. It would be EXTREMELY helpful if I can get it before our tour on Thursday. Thank you

>>>>

>>>> Sent from my iPhone

--



Peter Marx
Chief Innovation Technology Officer
Office of Los Angeles Mayor Eric Garcetti
424.253.5320 mobile



From: Michelle Garakian <michelle.garakian@lacity.org>
Sent: Tuesday, March 24, 2015 12:27 PM
To: Peter Marx
Cc: Elan Shore; Jessica Whaley; William Chun
Subject: Re: Connectivity in DT

Thanks, Peter!



Michelle Garakian
Office of Economic Development
[Los Angeles Mayor Eric Garcetti](#)
213-978-0600



On Tue, Mar 24, 2015 at 10:07 AM, Peter Marx <peter.marx@lacity.org> wrote:

There is always rumor and hearsay around these things. I hear people having a hard time getting broadband in Santa Monica, too. Try getting some installed into a business along Montana or near the airport. I personally paid \$2800 the other day to get broadband into the Hughes Hangers for a weekend event, right in the middle of Playa Vista. That's roughly 1500x the monthly cost for the same connectivity in Chattanooga...frustrating...

As it turns out, the issue with "heavy data users" is that they require dedicated lines and this often means installing new fiber optics and/or new wires into the streets and the buildings. If you have ever lived or worked in NYC then you'll know that it is a nightmare of complexity with providers arguing with property owners about how to get connectivity into buildings. Today we're witnessing widespread outages across the upper Westside and upper Eastside on basic telephony with providers arguing that they can't maintain the infrastructure in light of the winter, the salt usage, and the reluctance of property owners to give them access. Maybe true, maybe not

The best approach is to get specific data around each attempt. DTLA has excellent connectivity. One Wilshire is probably the most famous Internet interconnect in the world. That said, I am sure it is hard to get highspeed broadband in some of the older buildings along Broadway or in the Toy District.

I'm happy to discuss. My mobile is [424 253 5320](tel:4242535320).

I'm also happy to bring together AT&T, Verizon, and Time Warner Cable to discuss more.

Peter

On Tue, Mar 24, 2015 at 8:27 AM, Elan Shore <Eshore@downtownla.com> wrote:
Peter,

Thanks so much for your assistance.

Our primary interest is to get a better sense of how Downtown office space rates in terms of connectivity speeds and loads and the ability to get fiber-optic connectivity. We occasionally hear that certain parts of Downtown do not have sufficient bandwidth for the needs of many heavy data users or people who need reliable and fast connectivity. We also hear people talk about Santa Monica and how it is much easier for a business to meet their connectivity needs.

As you said, it is a complex subject and nobody seems to have a very clear answer or resource to sort it out. Whatever you can do to help us better understand the situation and how we can communicate it is gratefully appreciated.

Please feel free to get back to me by email or phone or you can call me on my cell at [818-825-3092](tel:818-825-3092).

Sincerely,



Elan Shore

Economic Development Associate - Research and Special Projects

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

tel: [\(213\) 416-7518](tel:(213)416-7518)

fax: [\(213\) 624-0858](tel:(213)624-0858)

email: eshore@downtownla.com

web: www.DowntownLA.com



[Download](#) the Downtown LA 2014 Year-End Market Report

From: Jessica Whaley

Sent: Monday, March 23, 2015 11:31 AM

To: 'Peter Marx'; Michelle Garakian

Cc: William Chun; Elan Shore

Subject: RE: Connectivity in DT

Hi Peter!

Thank you for your immediate response.

I have CC'd my colleague Elan Shore, who will be better able to articulate the type of information we are looking for.

The purpose for this information is for our GET URBAN office space recruitment campaign for Downtown LA, which is targeted at tech and creative companies. We launch this Thursday with an office space tour of innovative companies located in Downtown and then we have launch reception afterward at CBRE here in Downtown. I know that you have already received this information from Linda Bidrossian, who is consulting with us on this event. If you do not have the information, please let me know and I will gladly forward it to you. We welcome your participation at this event.

Please stand by for Elan to reach out regarding connectivity.

Thanks in advance for your help!



Jessica Whaley

Associate Director of Economic Development

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

Tel: [\(213\) 416-7529](tel:(213)416-7529)

Fax: [\(213\) 624-0858](tel:(213)624-0858)

email: jwhaley@downtownla.com

go to www.DowntownLA.com



From: Peter Marx [<mailto:peter.marx@lacity.org>]

Sent: Monday, March 23, 2015 9:24 AM

To: Michelle Garakian

Cc: Jessica Whaley; William Chun

Subject: Re: Connectivity in DT

Hi all - can I get some info on what you're looking for? There is a lot of complexity in this subject. (One of the world's most famous Internet connections is in DTLA, but that may not be what you're looking for.)

Peter

On Mon, Mar 23, 2015 at 9:21 AM, Michelle Garakian <michelle.garakian@lacity.org> wrote:
Sent from my iPhone

> On Mar 23, 2015, at 9:20 AM, Jessica Whaley <JWhaley@downtownla.com> wrote:

>

> Thanks Michelle. I did not CC him above?

>

> Sent from my iPhone

>

>> On Mar 23, 2015, at 9:10 AM, Michelle Garakian <michelle.garakian@lacity.org> wrote:

>>

>> Jessica,

>>

>> Please meet Peter Marx our chief innovation technology officer. He'll

>> help you determine what average Internet speeds are in DTLA.

>>

>> Best

>> Michelle

>>

>> Sent from my iPhone

>>

>>> On Mar 23, 2015, at 7:23 AM, Jessica Whaley <JWhaley@downtownla.com> wrote:

>>>

>>> Hi Michelle, would you able to please provide me information on connectivity in Downtown? You mentioned at our meeting that you could get me that. It would be EXTREMELY helpful if I can get it before our tour on Thursday. Thank you

>>>

>>> Sent from my iPhone

--



Peter Marx
Chief Innovation Technology Officer
Office of Los Angeles Mayor Eric Garcetti

[424.253.5320](tel:424.253.5320) mobile



--



Peter Marx
Chief Innovation Technology Officer
Office of Los Angeles Mayor Eric Garcetti
[424.253.5320](tel:424.253.5320) mobile



From: Ron Colcol
Sent: Tuesday, March 24, 2015 2:37 PM
To: Virginia Valencia
Subject: RE: Warehouse Request for April

Thank you and congratulations.

From: Virginia Valencia [<mailto:virginia.valencia@lacity.org>]
Sent: Tuesday, March 24, 2015 1:26 PM
To: Ron Colcol
Subject: Re: Warehouse Request for April

Bid Request received and processed, Sal will call when ready for pick up. Attached is the new shell for future orders. Have a pleasant day.

On Tue, Mar 24, 2015 at 11:00 AM, Ron Colcol <RColcol@downtownla.com> wrote:

--

Virginia Valencia

Admin. Asst.

Office of Community Beautification

Board of Public Works

virginia.valencia@lacity.org

Office: 213/978-0226

Fax: 213/978-0241

CITY OF LOS ANGELES

From: Suzanne Holley
Sent: Tuesday, March 24, 2015 4:33 PM
To: Miranda Paster (miranda.paster@lacity.org)
Subject: LADWP MOU Fund
Attachments: LADWP MOU FUND REQUEST FORM_Final Fill In.pdf

Hi Miranda,

You may have noticed that this is my day to follow up with Miranda. ;)

I have a couple of questions for you regarding the DWP MOU Fund. Last year we worked with Mudia from DWP but I understand that you are the contact for processing requests this year. If that is correct, could you help me with the following:

- I have received the attached from the BID Consortium however I do not have a copy of the chart that was to be attached that noted "acceptable intent". Can you please forward that?
- Can you confirm that the attached is the complete application or if there is anything else to be provided?
- Finally, is there a deadline for submission?

Thanks so much.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



**LADWP/BID MOU
FUND REQUEST FORM**

Send Original Form to:

Office of the City Clerk, Neighborhood & BIDs Division
Attn: Jose Flores, City Hall, Room 224
200 North Spring Street Los Angeles, CA 90012

Phone: (213) 978-1099

For Office Use

BID Working Group Approval:

I hereby request LADWP MOU funds for the intent stated below:

Official BID Name: _____

Office Street Address: _____

City, State, Zip: _____

Contact Name: _____

Phone and Email: _____

Funding Requested
(up to \$5,000): _____

Funding Intent:
(Be sure to discuss
marketing,
communication, and
maintenance efforts)

Please note attached chart for acceptable intent.

SUBMISSION MUST INCLUDE THE FOLLOWING INFORMATION: (Please attach a separate sheet if needed)

Number of Businesses within the BID boundaries:

Number of parcels in the BID:

Estimated Number of Jobs Created in 2015:

Construction:

Permanent:

Promotion of DWP Programs: (frequency and recipients) *ex: 6 months/22 visitors per day, or quarterly/2,200*

Website: _____

Newsletter: _____

Board/Committee Meetings: _____

Flyer Distribution: _____

Social Media: _____

LADWP Programs and Services: if possible, please assist LADWP by providing the following information-

Number of Gallons of Water Saved:

Number of Kilowatt Hours Saved:

I certify under penalty of perjury under the laws of the State of California that the allocation of these funds are intended to serve for approved Business Improvement District Activities.

***Signature:** _____ **Date:** _____

Executive Director

Modified 12.16.14

From: Miranda Paster <miranda.paster@lacity.org>
Sent: Tuesday, March 24, 2015 5:16 PM
To: Suzanne Holley
Subject: Re: LADWP MOU Fund

Hi Suzanne.

I don't know about an attached chart. I will look for it tomorrow. I don't see anything on the form. The BID Consortium Chair, Mudia and myself are to review the submitted forms for approval (after we get the money).

BTW, LADWP has not given us the money yet.

On Tue, Mar 24, 2015 at 4:32 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Hi Miranda,

You may have noticed that this is my day to follow up with Miranda. ;)

I have a couple of questions for you regarding the DWP MOU Fund. Last year we worked with Mudia from DWP but I understand that you are the contact for processing requests this year. If that is correct, could you help me with the following:

- I have received the attached from the BID Consortium however I do not have a copy of the chart that was to be attached that noted "acceptable intent". Can you please forward that?
- Can you confirm that the attached is the complete application or if there is anything else to be provided?
- Finally, is there a deadline for submission?

Thanks so much.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 416-7538](tel:(213)416-7538)

fax [\(213\) 624-0858](tel:(213)624-0858)

email sholley@downtownla.com

go to www.DowntownLA.com



--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

From: Suzanne Holley
Sent: Wednesday, March 25, 2015 10:01 AM
To: Miranda Paster
Subject: RE: LADWP MOU Fund
Attachments: LADWP MOU FUND REQUEST FORM_Final Fill In 2015.pdf

Miranda,

I highlighted the language regarding the chart on the attached. I just wanted to get clarity on what would be acceptable to submit for reimbursement.

Thanks.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



From: Miranda Paster [<mailto:miranda.paster@lacity.org>]

Sent: Tuesday, March 24, 2015 5:16 PM

To: Suzanne Holley

Subject: Re: LADWP MOU Fund

Hi Suzanne.

I don't know about an attached chart. I will look for it tomorrow. I don't see anything on the form. The BID Consortium Chair, Mudia and myself are to review the submitted forms for approval (after we get the money).

BTW, LADWP has not given us the money yet.

On Tue, Mar 24, 2015 at 4:32 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Hi Miranda,

You may have noticed that this is my day to follow up with Miranda. ;)

I have a couple of questions for you regarding the DWP MOU Fund. Last year we worked with Mudia from DWP but I understand that you are the contact for processing requests this year. If that is correct, could you help me with the following:

- I have received the attached from the BID Consortium however I do not have a copy of the chart that was to be attached that noted "acceptable intent". Can you please forward that?

- Can you confirm that the attached is the complete application or if there is anything else to be provided?
- Finally, is there a deadline for submission?

Thanks so much.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 416-7538](tel:(213)416-7538)

fax [\(213\) 624-0858](tel:(213)624-0858)

email sholley@downtownla.com

go to www.DowntownLA.com



--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

**LADWP/BID MOU
FUND REQUEST FORM**

Send Original Form to:

Office of the City Clerk, Neighborhood & BIDs Division
Attn: Jose Flores, City Hall, Room 224
200 North Spring Street Los Angeles, CA 90012

Phone: (213) 978-1099

For Office Use

BID Working Group Approval:

I hereby request LADWP MOU funds for the intent stated below:

Official BID Name: _____

Office Street Address: _____

City, State, Zip: _____

Contact Name: _____

Phone and Email: _____

Funding Requested
(up to \$5,000): _____

Funding Intent:
(Be sure to discuss
marketing,
communication, and
maintenance efforts)

Please note attached chart for acceptable intent.

SUBMISSION MUST INCLUDE THE FOLLOWING INFORMATION: (Please attach a separate sheet if needed)

Number of Businesses within the BID boundaries:

Number of parcels in the BID:

Estimated Number of Jobs Created in 2015:

Construction:

Permanent:

Promotion of DWP Programs: (frequency and recipients) *ex: 6 months/22 visitors per day, or quarterly/2,200*

Website: _____

Newsletter: _____

Board/Committee Meetings: _____

Flyer Distribution: _____

Social Media: _____

LADWP Programs and Services: if possible, please assist LADWP by providing the following information-

Number of Gallons of Water Saved:

Number of Kilowatt Hours Saved:

I certify under penalty of perjury under the laws of the State of California that the allocation of these funds are intended to serve for approved Business Improvement District Activities.

***Signature:** _____ **Date:** _____

Executive Director

Modified 12.16.14

From: TERENCE KEENAN <25975@lapd.lacity.org>

Sent: Wednesday, March 25, 2015 12:21 PM

To: Jason Deibler; Margaret Lake; Tim Lovell; iguerra@aegworldwide.com; Joe Schuetz; Sabrina Wynter; Russell Gordon; cindy@anjac.net; steve@anjac.net; George Yu; Faddoul Baida; Ezra Gale; elopez@centralcityeast.org; gregory.theriault@dhs.gov; Ken Nakano; Ken Nakano; blair@hdlabid.com; Judith Mederos; Gustavo Carrillo; jmederos1@ice.dhs.gov; Judith Mederos; jazzmine@ihomi.com; Joy/Jazz Armento; Estela Lopez; Abraham Reyes; Ruben Lechuga <rlechuga@lacclink.com; louise.capone@lacity.org; Pierre Riotoc; robert.payan@lacity.org; WILLIAM SEGEE; RICHARD MUSQUIZ; Bernard G. Patrick; Trish Bocanegra; hzhernandez@lasuperiorcourt.org; martin@metro.net; ranks@metro.net; sandhudil@metro.net; trudeaug@metro.net; Ebner Sobalvarro; Lucas Rivera; Rachel Scandling; soliva@MusicCenter.org; Goebel, Larry; Miller, Mark; jlafferty@nlg-la.org; Mike Izquierda; John McKillop; dgraham@nokiathetrelive.com; rgolden@nokiathetrelive.com; fbalak@olacathedral.org; William.Kriehn@sf.frb.org; admin@southpark.la; 'mail@southpark.la'; Jennah Wiggins; David Born; Banyon Hutter; Scott Naso

Cc: Nadia Soto; 501_Event_Planning@chp.ca.gov; Fong, George Q.; Julio Garcia II; dennis.clay@lacity.org; JAMES BAKER; RICHARD THOMAS; RONALD JOHNSON; RICHARD STABILE; LONNIE BENSON; MARK WRIGHT; KEITH GREEN; JENNIFER LABRADA; DONALD GRAHAM; MIKE OREB; Arthur Dennis

Subject: Street closures Saturday March 28

Attachments: Heart of City Map 2015.docx; Full Rights Map..pdf

Be advised, this weekend (Both Saturday) there are two events with street closures in the downtown area that will affect traffic:

1) Saturday March 28 beginning at approx 7:30 AM, street closures for the Heart of the City 5K Run, benefiting California Hospital, will begin at the Hospital (1401 South Grand Ave). The closure includes participants will run N/B Grand Ave to W/B 11th St, N/B Figueroa to 7th St. The Participants will turn around and continue S/B Figueroa to Venice Blvd, turn back N/B Figueroa to E/B 11th St. to S/B Grand Ave to the finish line at 1401 South Grand Ave.

A Bureau of Street Services Closure permit has been issued for this event. The race begins at 8 AM and all streets will be closed until the last runners have cleared and it is safe to re-open the streets (Approx 9:30 AM)

2) Saturday March 28 at approximately noon, participants will begin to gather on Broadway south of Olympic for a pro-immigration march and rally. A group estimated between 100 and 1,000 persons will assemble and begin marching at 1:30 PM. They will travel northbound on Broadway to First Street, then eastbound on First Street. At Spring Street, they will turn left and rally in front of 312 N Spring Street (Federal Courthouse) for approximately 45 minutes and disperse from there. Their permit expires at 3:30.

There has been a Police Commission Street Closure Permit for this event. This will be a rolling closure and streets will be closed approximately 2 blocks in front of, and re-opened approx 2 blocks behind, the group as it marches. This group is typically very slow and will stop at each intersection between 9th and First for speeches and to invite persons in the area to join the march.

LAPD and Dept of Transportation Officers will be at each street closure.

Thank you,

Sgt Terence Keenan #25975
OCB Special Events
213 833-3797
909 331-5445
25975@lapd.lacity.org



Registration 6:30 AM
Race Begins 8 AM
Streets re-open approximately 9:30 AM

| | | | |
|---|---|--|---------------------------|
| INCIDENT BRIEFING | 1. Incident Name Full Rights For Immigration March 3/28/15 | 2. Date Prepared: 03/11/15 | 3. Time Prepared: 1130 |
| 4. Map Sketch: | | | |
| | | | |
| <p style="text-align: center;">Staging: Olympic and Broadway</p> <p style="text-align: center;">Disbanding: Spring St. between Aliso and Temple, in front of Federal Court Building, east side of street.</p> | | | |
| LAPD ICS 201 | PAGE 1 | 5. Prepared by: Ofcr Juarez #37392-OCB Special Events | |

From: Suzanne Holley
Sent: Wednesday, March 25, 2015 12:48 PM
To: Miranda Paster
Subject: Re: Revised proposal
Attachments: image001.jpg

Thank you!

> On Mar 25, 2015, at 12:26 PM, Miranda Paster <miranda.paster@lacity.org> wrote:

>

> This message cannot be displayed because of the way it is formatted. Ask the sender to send it again using a different format or email program. message/rfc822



From: Suzanne Holley
Sent: Wednesday, March 25, 2015 2:19 PM
To: Miranda Paster
Subject: RE: Revised proposal

Thanks again for your call Miranda. We would be happy to include information on the DWP conservation programs in an upcoming edition of our newsletter. Can you please either forward copy you have on the programs or direct me to the website where we can get more information?

Thank you.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



From: Miranda Paster [<mailto:miranda.paster@lacity.org>]
Sent: Wednesday, March 25, 2015 1:10 PM
To: Suzanne Holley
Subject: Re: Revised proposal

You are welcome.

On Wed, Mar 25, 2015 at 12:48 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thank you!

> On Mar 25, 2015, at 12:26 PM, Miranda Paster <miranda.paster@lacity.org> wrote:

>

> This message cannot be displayed because of the way it is formatted. Ask the sender to send it again using a different format or email program. message/rfc822

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

From: KIMMIE WILLIAMS DIXON <34508@lapd.lacity.org>

Sent: Wednesday, March 25, 2015 3:41 PM

To: Brian Lew; Maria Saenz; Dispatch; Ken Nakano; Ron Colcol; Donna Washington; Jodi Strong; Marcus Bevans; Aida Valencia; Andrea Garcia; Angelique Smith; Aram Sahakian; Ben Flores; Cheryl Lloyd; Jose Huizar; Daryl Arbuthnott; David Rivera; Diana Armijo; Diana Edoyan; Eric Robles; Gerry Malais; Greg Porter; Katey Miranda; Kenneth.Hill@lacity.org; lee.wilson@lacity.org; Lesley Cornejo; Manny Veramontes; Mariann Karish; Marvin Portillo; Nancy Wagstaff; Paul Habib; Phan Vuong; Philip Ayala; Pierre Riotoc; Rafik Khachikyan; Rick Coca; Rocio Hernandez; Ron Cole; Sara Hernandez; Steven Wright; Teri Schmidt; Valerie Melloff; wilma.nabong@lacity.org; Zenay Loera; J Steinbrink; JAMES BAKER; ALBERT KILGORE; ANTHONY LOMEDICO; JAMES MACDONALD; FRANCINE SPADA; MARIA GONZALEZ; ANDREW NEIMAN; VINCENT AGUIRRE; ORLANDO NIEVES; PHILLIP SMITH; TERENCE KEENAN; RICHARD STABILE; RAYMOND GARVIN; MARIA ACOSTA; MICHELLE LOOMIS; DINO DURAN; DEREK CAMPBELL; JAPHET HOM; CANDICE FOSTER; SUCHA SINGH; TRAVIS JONES; ANGEL GOMEZ; JENNIFER LABRADA; JOSHUA CHO; MARGARITA BALCHOWSKY; VICTORIA BARACH; WARNER CARIAS; RAPHAEL RAMIREZ; ROGELIO DE LA CRUZ; ATIS@lapd.lacity.org; CARLA HAWKINS; COMMUNICATIONS911@lapd.lacity.org; IONA HANDFORD; EODEPU@lapd.lacity.org; NATALIE TORRES-SORIANO; SPECIAL EVENTS OCB; PHILIP FONTANETTA; LAPD RACR; ERIKA RODRIGUEZ; Jake Katz; David Lombardo; Jenny Bethun; Mark A. McCorkle; Tracy DeMello; Sergeant Chan; C. Mills; L Najera; R Lindsey; Don Baumgartner; Jeff Flores; Sascha Meeks; Steve Rank; Nadine Triche-Williams; George Trudeaug; Lucas Rivera; Manuel Madueno

Cc: ROBERT NEVILLE

Subject: Notification "ULTCW WE CARE LA" 04/14/2015

Attachments: ULTCW We care LA 01.pdf

Please review upcoming event permit.

Thank you,

Kimmie Dixon

SPECIAL EVENT PERMIT APPLICATION

THIS FORM MUST BE LEGIBLE AND COMPLETE.

THIS AREA FOR DEPARTMENT USE ONLY

| | | | | | |
|--|--|---|---|---|--|
| DATE OF APPLICATION 03/05/2015 | | DATE OF EVENT 04/14/2015 | | <input type="checkbox"/> NOTIFICATION TO LA FIRE DEPT. <input type="checkbox"/> NOTIFICATION TO BOSS (BARRICADES) | |
| | | | | <input type="checkbox"/> NOTIFICATION TO LADOT <input type="checkbox"/> NOTIFICATION TO LAPD <u>AREA OF INVOLVEMENT</u> | |
| SET-UP DATE (IF APPLICABLE) | TEAR-DOWN DATE (IF APPLICABLE) | OFFICE OF FINANCE RECEIPT NUMBER | CITY COUNCIL DISTRICT(S) CD14 | POLICE AREA(S)/BUREAU(S) CB - CENT | |
| NAME OF SPONSORING ORGANIZATION SEIU - ULTCW | | MAILING ADDRESS (No., Street, City, Zip) 2910 Beverly Blvd., LA, CA 90012 | | | HEADQUARTER'S PHONE 213 985-0419 |
| ADDRESS | | CITY | | PHONE # | FAX # |
| OFFICIAL OF SPONSORING ORGANIZATION (LAST, FIRST, MIDDLE) Acosta, Leticia | | 2910 Beverly Blvd., LA, CA 90012 | | 213 985-0419 | |
| APPLICANT (LAST, FIRST, MIDDLE) Same as above | | E-MAIL ADDRESS | | | |
| | | | | | |
| | | E-MAIL ADDRESS | | | |
| <input type="checkbox"/> CHECK IF APPLICANT IS NOT EMPLOYED OR AFFILIATED WITH SPONSORING ORGANIZATION | | | | | |
| TITLE OF EVENT ULTCW We Care LA | | <input type="checkbox"/> ANNUAL EVENT PREVIOUSLY HELD | | TYPE OF EVENT <input checked="" type="checkbox"/> DEMONSTRATION - MARCH <input type="checkbox"/> ASSEMBLY <input type="checkbox"/> RELIGIOUS <input type="checkbox"/> PARADE/PROCESSION <input type="checkbox"/> OTHER (SPECIFY) | |
| ASSEMBLY/STAGING AREA (LIST STREETS OR A PORTION THEREOF AND/OR PRIVATE PROPERTY OR PARK AREA TO BE USED, INCLUDING PARKING CONTINGENCIES PLANNED) Assembly: Main Street and Cesar Chavez Avenue. | | | | | |
| NO. OF OFFICIALS/MONITORS IN ASSEMBLY AREA 20 (USE PAGE 2 IF NECESSARY) | | | | | |
| ROUTE TO BE FOLLOWED (INCLUDE DIRECTION AND PORTION OF STREET REQUESTED FOR THE EVENT; E.G., E/B 8TH ST., N/B MAIN ST.) Route: Southbound Main Street, Westbound Temple Street, Southbound Grand Avenue. | | | | | |
| NO. OF OFFICIALS/MONITORS ALONG ROUTE 20 (USE PAGE 2 IF NECESSARY) | | | | | |
| DISBANDING AREA (LIST STREETS AND/OR PRIVATE PROPERTY OR PARK AREA TO BE USED, INCLUDING CLEANUP ACTIVITIES PLANNED) Disband: Grand Park (LA County Permit) 200 N. Grand Avenue. | | | | | |
| NO. OF OFFICIALS/MONITORS AT DISBANDING AREA 20 (USE PAGE 2 IF NECESSARY) | | | | | |
| ASSEMBLY TIME 09:00 | MARCH/PARADE STARTING TIME 10:30 | ENDING TIME 11:30 | DISBANDING TIME 13:30 | TOTAL EVENT PARTICIPANTS 3000 | ANTICIPATED NO. OF SPECTATORS |
| DESCRIBE IN DETAIL HOW THE EVENT WILL BE CONDUCTED, INCLUDING PUBLIC NOTIFICATION EFFORTS. IF APPLICABLE, GIVE NUMBER OF BANDS, OR MUSICAL UNITS, TYPE OF OTHER MARCHING UNITS, THE NUMBER OF MEMBERS IN EACH UNIT, NUMBER AND TYPE OF SOUND VEHICLES OR SOUND AMPLIFICATION DEVICES (I.E., BULLHORN, STEREO AMPLIFIERS, ETC.), SPECIFY KINDS OF ANIMALS, AND NUMBER OF EACH. SPECIFY NUMBER, SIZE AND TYPES OF FLOATS, AND HOW EACH IS POWERED. (1-20) Bullhorns | | | | | |
| NOTE: ALL FLOATS, VEHICLES AND/OR STRUCTURES MUST BE APPROVED BY THE LAFD PRIOR TO EVENT. (USE PAGE 2 IF NECESSARY) | | | | | |
| DESCRIBE FIRST AID PROVISIONS, WATER PROVISIONS, AND SANITARY FACILITIES AT THE EVENT. Water and First Aid shall be provided according to instructions and advice from the Los Angeles Fire Department. (USE PAGE 2 IF NECESSARY) | | | | | |

SIGNATURE OF OFFICIAL OF SPONSORING ORGANIZATION

SIGNATURE OF APPLICANT

Application has been made in the manner prescribed by the Los Angeles Municipal Code, Section 103.111. In accordance with this permit, the Police Department is authorized to divert and/or prohibit vehicular traffic and parking where necessary within the formation area, along the line of route, and within the disbanding area until the normal movement of traffic has been restored. Subject to the above described Restrictions and/or Conditions, and, Restrictions and Conditions imposed by the Board, additional authority is hereby granted to the above concerned parties to conduct a special event.

DATE PERMIT GRANTED _____ BOARD OF POLICE COMMISSIONERS, _____ EXECUTIVE DIRECTOR

Google

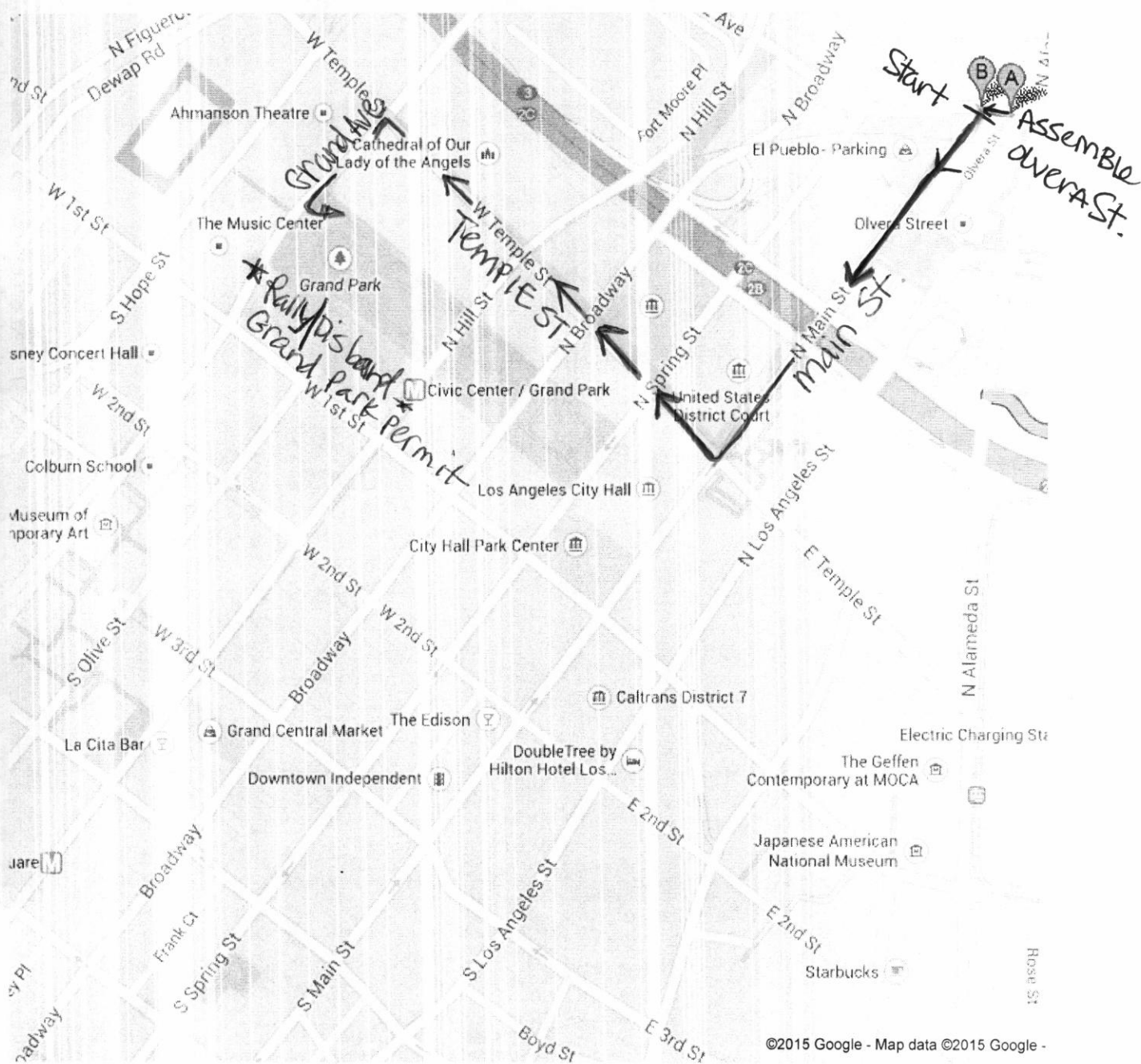
Directions to East Cesar E Chavez Avenue

131 ft

"ULTCW WE CARE LA"

Tuesday, April 14, 2015

(9AM-1:30PM)



©2015 Google - Map data ©2015 Google -

Assembly: 9AM

Start : 1030AM

END : 1130AM

Disbanding: 1:30pm

From: Communications Office <dot_public_info@lacity.org>
Sent: Wednesday, March 25, 2015 3:46 PM
To: Carol Schatz (DCBID)
Subject: Weekly Brief Wednesday March 25, 2015



Moving Los Angeles Forward

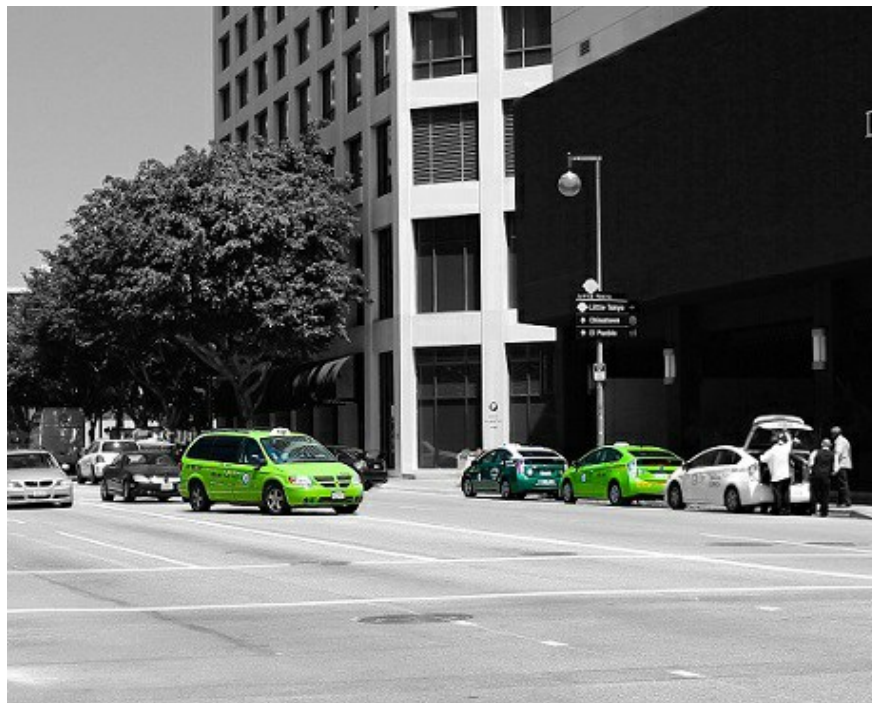


Photo Feature: HEY TAXI ! TAXI !

Hammer Conversations: LA & NY

Come join our General Manager Seleta Reynolds or [watch it live](#) at 7:30 PM on Thursday March 26, 2015 at the Hammer Museum's Billy Wilder Theater in Westwood as she participates in a "conversation" with Janet Sadik-Khan, former Commissioner for the City of New York Department of Transportation. Seleta and Janette will discuss both urban myths and innovative changes for transportation infrastructure in major cities, including ways to make urban streets more friendly for people who walk, roll, bike, ride transit and drive.

What We Do Series: Cityride Program

LADOT's Cityride is the largest voluntary paratransit program in the nation. Cityride has approximately 119,000 clients and provides transportation services to individuals living within the City of Los Angeles (and limited County areas) who are 65 years of age or older and/or persons with disabilities. Supervising Transportation Planner Linda Evans leads the efforts to ensure that this program is both effective and efficient and Transportation Planning Associate Luz Echavarria serves as the administrator of the program.



Elected Assistance

Councilman Mike Bonin of District 11 worked with LADOT crews from Western Yard, installing striping and a missing street name sign in the Kentwood neighborhood of Westchester recently.

METRO's BRT Symposium

Yesterday, General Manager Seleta Reynolds participated in Metro's BRT Symposium. The interactive roundtable discussed lessons learned as well as opportunities and the challenges facing the implementation of a Bus Rapid Transit (BRT) System in Los Angeles County.

Great Streets: Protected Bike Lanes Are Here

On Monday, representatives from the offices of Mayor Eric Garcetti Councilmember Mitch Englander, LADOT and non-profit design firm LA Más led an Open House for Northridge area community members to share the upcoming [changes](#) to Reseda Boulevard. The community learned about the new innovative street design and public space improvements coming to the area as part of the first phase of the Reseda Blvd Great Streets Project.

2015 Short Range Transit Plan

Federal transportation statutes require that the Los Angeles County Metropolitan Transportation Authority (Metro), in partnership with state and local agencies, develop and periodically update a Long Range Transportation Plan (LRTP) and a Transportation Improvement Program (TIP) which implements the LRTP by programming federal funds to transportation projects contained in the LRTP. In order to execute these planning and programming responsibilities effectively, Metro requires that each transit operator in its region which receives federal funding through the TIP prepare, adopt and submit a Short Range Transit Plan (SRTP) to Metro. [Here](#) is LADOT's 2015 SRTP.



Video: Pop-Up Chandler Cycletrack

In partnership with LADOT, DCP, and the USC Price School we provided a venue for Angelinos to reimagine their streets. An estimated 1,000 people stopped by our booth with thousands more rolling through on their way to CicLAvia. A special shout out to the seven wonderful USC interns who spent their spring break learning about the planning and outreach process. Read more about [#PopUpChandler](#) on our Blog. Watch the action on video [here](#).



This message was sent to cschatz@downtownla.com by:

Los Angeles Department of Transportation

100 S Main St, 10th Floor
Los Angeles, CA 90012
(213) 972-8470

[Forward to a Friend](#) | [Subscribe](#)

Unsubscribe:

If you would like to be removed from this list, please [click here](#).

Sent Using :
SimpleSend
www.simplesend.com

From: Communications Office <dot_public_info@lacity.org>
Sent: Wednesday, March 25, 2015 3:46 PM
To: Ken Nakano
Subject: Weekly Brief Wednesday March 25, 2015



Moving Los Angeles Forward

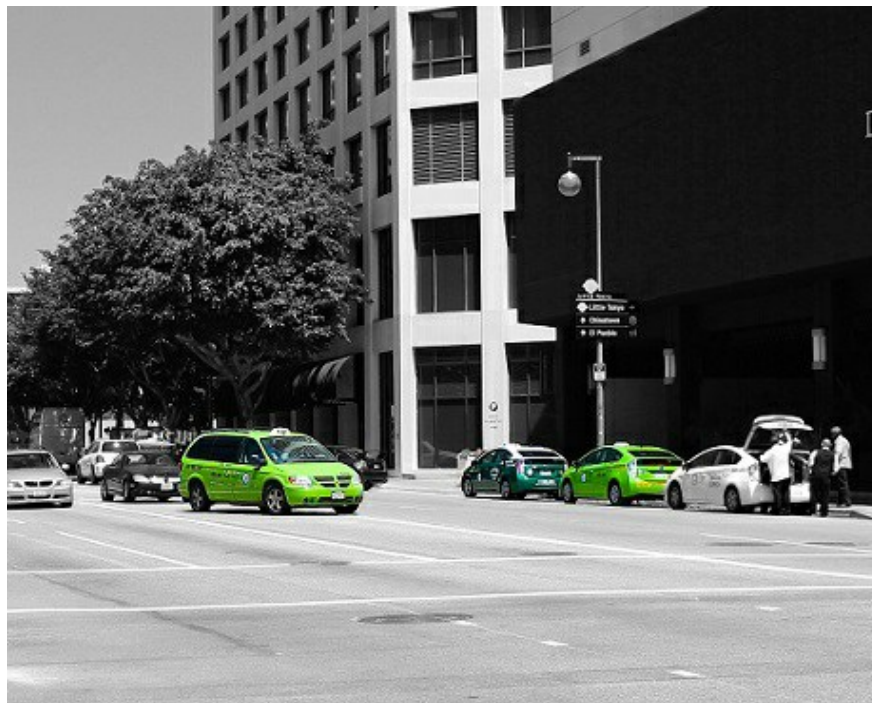


Photo Feature: HEY TAXI ! TAXI !

Hammer Conversations: LA & NY

Come join our General Manager Seleta Reynolds or [watch it live](#) at 7:30 PM on Thursday March 26, 2015 at the Hammer Museum's Billy Wilder Theater in Westwood as she participates in a "conversation" with Janet Sadik-Khan, former Commissioner for the City of New York Department of Transportation. Seleta and Janette will discuss both urban myths and innovative changes for transportation infrastructure in major cities, including ways to make urban streets more friendly for people who walk, roll, bike, ride transit and drive.

What We Do Series: Cityride Program

LADOT's Cityride is the largest voluntary paratransit program in the nation. Cityride has approximately 119,000 clients and provides transportation services to individuals living within the City of Los Angeles (and limited County areas) who are 65 years of age or older and/or persons with disabilities. Supervising Transportation Planner Linda Evans leads the efforts to ensure that this program is both effective and efficient and Transportation Planning Associate Luz Echavarria serves as the administrator of the program.



Elected Assistance

Councilman Mike Bonin of District 11 worked with LADOT crews from Western Yard, installing striping and a missing street name sign in the Kentwood neighborhood of Westchester recently.

METRO's BRT Symposium

Yesterday, General Manager Seleta Reynolds participated in Metro's BRT Symposium. The interactive roundtable discussed lessons learned as well as opportunities and the challenges facing the implementation of a Bus Rapid Transit (BRT) System in Los Angeles County.

Great Streets: Protected Bike Lanes Are Here

On Monday, representatives from the offices of Mayor Eric Garcetti Councilmember Mitch Englander, LADOT and non-profit design firm LA Más led an Open House for Northridge area community members to share the upcoming [changes](#) to Reseda Boulevard. The community learned about the new innovative street design and public space improvements coming to the area as part of the first phase of the Reseda Blvd Great Streets Project.

2015 Short Range Transit Plan

Federal transportation statutes require that the Los Angeles County Metropolitan Transportation Authority (Metro), in partnership with state and local agencies, develop and periodically update a Long Range Transportation Plan (LRTP) and a Transportation Improvement Program (TIP) which implements the LRTP by programming federal funds to transportation projects contained in the LRTP. In order to execute these planning and programming responsibilities effectively, Metro requires that each transit operator in its region which receives federal funding through the TIP prepare, adopt and submit a Short Range Transit Plan (SRTP) to Metro. [Here](#) is LADOT's 2015 SRTP.



Video: Pop-Up Chandler Cycletrack

In partnership with LADOT, DCP, and the USC Price School we provided a venue for Angelinos to reimagine their streets. An estimated 1,000 people stopped by our booth with thousands more rolling through on their way to CicLAvia. A special shout out to the seven wonderful USC interns who spent their spring break learning about the planning and outreach process. Read more about [#PopUpChandler](#) on our Blog. Watch the action on video [here](#).



This message was sent to knakano@downtownla.com by:

Los Angeles Department of Transportation

100 S Main St, 10th Floor
Los Angeles, CA 90012
(213) 972-8470

[Forward to a Friend](#) | [Subscribe](#)

Unsubscribe:

If you would like to be removed from this list, please [click here](#).

Sent Using :
SimpleSend
www.simplesend.com

From: Jessica Whaley
Sent: Wednesday, March 25, 2015 4:44 PM
To: 'Peter Marx'; Elan Shore
Cc: Michelle Garakian; William Chun
Subject: RE: Connectivity in DT

This is very help! Thank you Peter!
We look forward to meeting you at our event tomorrow evening.

/Jessica



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: (213) 416-7529
Fax: (213) 624-0858
email: jwhaley@downtownla.com
go to www.DowntownLA.com



From: Peter Marx [<mailto:peter.marx@lacity.org>]
Sent: Tuesday, March 24, 2015 10:08 AM
To: Elan Shore
Cc: Jessica Whaley; Michelle Garakian; William Chun
Subject: Re: Connectivity in DT

There is always rumor and hearsay around these things. I hear people having a hard time getting broadband in Santa Monica, too. Try getting some installed into a business along Montana or near the airport. I personally paid \$2800 the other day to get broadband into the Hughes Hangers for a weekend event, right in the middle of Playa Vista. That's roughly 1500x the monthly cost for the same connectivity in Chattanooga...frustrating...

As it turns out, the issue with "heavy data users" is that they require dedicated lines and this often means installing new fiber optics and/or new wires into the streets and the buildings. If you have ever lived or worked in NYC then you'll know that it is a nightmare of complexity with providers arguing with property owners about how to get connectivity into buildings. Today we're witnessing widespread outages across the upper Westside and upper Eastside on basic telephony with providers arguing that they can't maintain the infrastructure in light of the winter, the salt usage, and the reluctance of property owners to give them access. Maybe true, maybe not

The best approach is to get specific data around each attempt. DTLA has excellent connectivity. One Wilshire is probably the most famous Internet interconnect in the world. That said, I am sure it is hard to get highspeed broadband in some of the older buildings along Broadway or in the Toy District.

I'm happy to discuss. My mobile is 424 253 5320.

I'm also happy to bring together AT&T, Verizon, and Time Warner Cable to discuss more.

Peter

On Tue, Mar 24, 2015 at 8:27 AM, Elan Shore <Eshore@downtownla.com> wrote:
Peter,

Thanks so much for your assistance.

Our primary interest is to get a better sense of how Downtown office space rates in terms of connectivity speeds and loads and the ability to get fiber-optic connectivity. We occasionally hear that certain parts of Downtown do not have sufficient bandwidth for the needs of many heavy data users or people who need reliable and fast connectivity. We also hear people talk about Santa Monica and how it is much easier for a business to meet their connectivity needs.

As you said, it is a complex subject and nobody seems to have a very clear answer or resource to sort it out. Whatever you can do to help us better understand the situation and how we can communicate it is gratefully appreciated.

Please feel free to get back to me by email or phone or you can call me on my cell at [818-825-3092](tel:818-825-3092).

Sincerely,



Elan Shore

Economic Development Associate - Research and Special Projects

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

tel: [\(213\) 416-7518](tel:213-416-7518)

fax: [\(213\) 624-0858](tel:213-624-0858)

email: eshore@downtownla.com

web: www.DowntownLA.com



[Download](#) the Downtown LA 2014 Year-End Market Report

From: Jessica Whaley
Sent: Monday, March 23, 2015 11:31 AM
To: 'Peter Marx'; Michelle Garakian
Cc: William Chun; Elan Shore
Subject: RE: Connectivity in DT

Hi Peter!

Thank you for your immediate response.

I have CC'd my colleague Elan Shore, who will be better able to articulate the type of information we are looking for.

The purpose for this information is for our GET URBAN office space recruitment campaign for Downtown LA, which is targeted at tech and creative companies. We launch this Thursday with an office space tour of innovative companies located in Downtown and then we have launch reception afterward at CBRE here in Downtown. I know that you have already received this information from Linda Bidrossian, who is consulting with us on this event. If you do not have the information, please let me know and I will gladly forward it to you. We welcome your participation at this event.

Please stand by for Elan to reach out regarding connectivity.

Thanks in advance for your help!



Jessica Whaley
Associate Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: [\(213\) 416-7529](tel:(213)416-7529)
Fax: [\(213\) 624-0858](tel:(213)624-0858)
email: jwhaley@downtownla.com
go to www.DowntownLA.com



From: Peter Marx [<mailto:peter.marx@lacity.org>]
Sent: Monday, March 23, 2015 9:24 AM
To: Michelle Garakian
Cc: Jessica Whaley; William Chun
Subject: Re: Connectivity in DT

Hi all - can I get some info on what you're looking for? There is a lot of complexity in this subject. (One of the world's most famous Internet connections is in DTLA, but that may not be what you're looking for.)

Peter

On Mon, Mar 23, 2015 at 9:21 AM, Michelle Garakian <michelle.garakian@lacity.org> wrote:
Sent from my iPhone

> On Mar 23, 2015, at 9:20 AM, Jessica Whaley <JWhaley@downtownla.com> wrote:

>

> Thanks Michelle. I did not CC him above?

>

> Sent from my iPhone

>

>> On Mar 23, 2015, at 9:10 AM, Michelle Garakian <michelle.garakian@lacity.org> wrote:

>>

>> Jessica,

>>

>> Please meet Peter Marx our chief innovation technology officer. He'll

>> help you determine what average Internet speeds are in DTLA.

>>

>> Best

>> Michelle

>>

>> Sent from my iPhone

>>

>>> On Mar 23, 2015, at 7:23 AM, Jessica Whaley <JWhaley@downtownla.com> wrote:

>>>

>>> Hi Michelle, would you able to please provide me information on connectivity in Downtown? You mentioned at our meeting

that you could get me that. It would be EXTREMELY helpful if I can get it before our tour on Thursday. Thank you
>>>>
>>>> Sent from my iPhone

--




Eric Garcetti
#Iamayor

Peter Marx
Chief Innovation Technology Officer
Office of Los Angeles Mayor Eric Garcetti

[424.253.5320](tel:424.253.5320) mobile




--



Eric Garcetti
#Iamayor

Peter Marx
Chief Innovation Technology Officer
Office of Los Angeles Mayor Eric Garcetti

[424.253.5320](tel:424.253.5320) mobile



From: Ken Nakano
Sent: Wednesday, March 25, 2015 6:22 PM
To: Kurt Knecht (kurt.knecht@lacity.org)
Cc: 34717@lapd.lacity.org
Subject: 4th & Flower Underpass

Kurt,

Thank you for taking the time to talk to me today about the underpass. Attached are a couple of photo's to better explain the area I am talking about. We are trying to figure out a couple of things. 1.) If this is "City" property 2.) if it comes under the jurisdiction of someone else.

Hopefully you will be able to assist. This area is a public safety concern as we consistently have to clean up the location and find drug paraphernalia and other health concerns (i.e. human waste etc). Several property owners also have concern about this area, so we want to try and come up with some solutions, but obviously we need to know who is "Responsible" for it. I have CC'd Sean Lewis from LAPD on this as he has been working on this issue as well.







I am out of the office starting tomorrow and will be back next Tuesday 03/31, hopefully we can connect on this issue then. Thank you for any assistance that you may be able to lend to this issue.

Kenneth T. Nakano
Director of Operations



Downtown Center Business Improvement District
640 S. Olive Street
Los Angeles, CA 90013
213-624-2425 office | 213-615-1655 fax
knakano@downtownla.com | www.downtownla.com



From: Miranda Paster <miranda.paster@lacity.org>
Sent: Wednesday, March 25, 2015 6:40 PM
To: Suzanne Holley
Subject: Re: Revised proposal

I have asked Mudia to send something to you.

Have a good weekend.

On Wed, Mar 25, 2015 at 2:18 PM, Suzanne Holley <SHolley@downtownla.com> wrote:

Thanks again for your call Miranda. We would be happy to include information on the DWP conservation programs in an upcoming edition of our newsletter. Can you please either forward copy you have on the programs or direct me to the website where we can get more information?

Thank you.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call [\(213\) 416-7538](tel:(213)416-7538)

fax [\(213\) 624-0858](tel:(213)624-0858)

email sholley@downtownla.com

go to www.DowntownLA.com



From: Miranda Paster [mailto:miranda.paster@lacity.org]
Sent: Wednesday, March 25, 2015 1:10 PM
To: Suzanne Holley
Subject: Re: Revised proposal

You are welcome.

On Wed, Mar 25, 2015 at 12:48 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thank you!

> On Mar 25, 2015, at 12:26 PM, Miranda Paster <miranda.paster@lacity.org> wrote:
>

> This message cannot be displayed because of the way it is formatted. Ask the sender to send it again using a different format or email program. message/rfc822

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

From: Suzanne Holley
Sent: Thursday, March 26, 2015 9:18 AM
To: Aimiuwu, Imudiase; Miranda Paster
Subject: RE: DWP Business Programs

Thanks Mudia. This is great detail but for purposes of including in a newsletter, can you provide a summary that we could use that would be around 150 words in length and could reference a website or contact for further information? This may also be helpful to other BIDs in marketing these products and it might make sense for the DWP to draft something so the messaging is consistent.

Thanks.

Suzanne



Suzanne Holley

Vice President & Chief Operating Officer

Downtown Center Business Improvement District

626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017

call (213) 416-7538

fax (213) 624-0858

email sholley@downtownla.com

go to www.DowntownLA.com



From: Aimiuwu, Imudiase [<mailto:Imudiase.Aimiuwu@ladwp.com>]
Sent: Thursday, March 26, 2015 7:19 AM
To: Miranda Paster
Cc: Suzanne Holley
Subject: RE: DWP Business Programs

Good morning,

I hope this helps.

Thank you.

Mudia
213.367.1418

From: Miranda Paster [<mailto:miranda.paster@lacity.org>]
Sent: Wednesday, March 25, 2015 6:34 PM
To: Aimiuwu, Imudiase
Cc: Suzanne Holley
Subject: DWP Business Programs

Hello.

Please, can you email Suzanne Holley of Downtown Center BID re: Business Programs of LADWP? I have copied her on this email. I think that most of the information that I have seen was in presentations at the LA BID Consortium. I don't have a hard copy of materials to share.

Thank you.

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

-----Confidentiality Notice-----

This electronic message transmission contains information from the Los Angeles Department of Water and Power, which may be confidential. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the content of this information is prohibited. If you have received this communication in error, please notify us immediately by e-mail and delete the original message and any attachment without reading or saving in any manner.

From: Suzanne Holley
Sent: Thursday, March 26, 2015 9:34 AM
To: Miranda Paster
Subject: RE: Revised proposal

Thank you!

From: Miranda Paster [<mailto:miranda.paster@lacity.org>]
Sent: Wednesday, March 25, 2015 6:40 PM
To: Suzanne Holley
Subject: Re: Revised proposal

I have asked Mudia to send something to you.

Have a good weekend.

On Wed, Mar 25, 2015 at 2:18 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thanks again for your call Miranda. We would be happy to include information on the DWP conservation programs in an upcoming edition of our newsletter. Can you please either forward copy you have on the programs or direct me to the website where we can get more information?

Thank you.

Suzanne



Suzanne Holley
Vice President & Chief Operating Officer
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
call [\(213\) 416-7538](tel:(213)416-7538)
fax [\(213\) 624-0858](tel:(213)624-0858)
email sholley@downtownla.com
go to www.DowntownLA.com



From: Miranda Paster [<mailto:miranda.paster@lacity.org>]
Sent: Wednesday, March 25, 2015 1:10 PM
To: Suzanne Holley
Subject: Re: Revised proposal

You are welcome.

On Wed, Mar 25, 2015 at 12:48 PM, Suzanne Holley <SHolley@downtownla.com> wrote:
Thank you!

> On Mar 25, 2015, at 12:26 PM, Miranda Paster <miranda.paster@lacity.org> wrote:

>

> This message cannot be displayed because of the way it is formatted. Ask the sender to send it again using a different format or

email program. message/rfc822

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

From: Jessica Wethington Mclean <jessica.wethingtonmclean@lacity.org>
Sent: Thursday, March 26, 2015 9:49 AM
To: Donegan McCuaig
Cc: Nick Griffin
Subject: Re: BBB Real Estate Committee

The page is ready whenever the info is available.

Sent from my phone. Please pardon brevity, typos and autofill misfires.

On Mar 26, 2015 8:55 AM, "Donegan McCuaig" <donegan@dtlarealestate.com> wrote:

Jessica, what is the ETA on the real estate page for BBB? I was thinking perhaps the BBB real estate committee can meet on the same day once a month. Nick, do you have any ideas for how we go about structuring this push to activate vacant space on Broadway? I think simply having a designated page with contact info to a specific person would be beneficial. However, I was thinking we could assign blocks of Broadway to real estate committee members, and make them responsible for reporting to us once a month on updates in vacancies.

Donegan McCuaig
Owner/Broker - dtlarealestate.com
453 S. Spring St. Ste. 818
Los Angeles, CA 90013
BRE License #01753250
Cell: [\(213\) 304-4727](tel:2133044727)
www.facebook.com/dtla4ever

****This E- mail message (including any documents, files, attachments, and previous e-mail messages) is covered by the Electronic Communications Privacy Act 18 U.S.C. 2510-2521, is confidential and legally privileged. In addition, the information contained in this E- mail message is personal and confidential and is intended for a specific individual(s) and purpose and therefore is protected from disclosure based on this confidentiality notice. If you are not the intended recipient, or a person responsible for delivering it to the intended recipient, you are hereby notified that any disclosure, copying, storing, or distribution of this message and/or its attachments, or the taking of any action based on it, is STRICTLY PROHIBITED. If you have received this transmission in error, please immediately notify us. Please note that information contained in this email and/or any other form of correspondences regarding real estate transactions through DTLA Real Estate are only for discussion purposes and are not final. The information contained herein was obtained from third parties and has not been independently verified by DTLA Real Estate and is therefore not guaranteed. Brokers/agents are not qualified to act, consult, make conclusions, and/or provide advice with respect to legal, tax, environmental, licensing, permitting, architectural, building code and construction, soils-drainage, and/or any other such matters, so for these things you should refer to the appropriate expert of your choice. As commonly practiced in commercial real estate, if there is a common area, square feet quoted is the gross square feet and includes a portion/load factor of the building's common areas. Pricing and terms on all of DTLA Real Estate's correspondences and advertisements are subject to change, so the final price and terms are not valid or binding until a written agreement has been signed by seller/lessor and buyer/lessee. Please see our web-site for full disclosures.****

From: Suzanne Holley
Sent: Thursday, March 26, 2015 10:46 AM
To: Aimiuwu, Imudiase; Miranda Paster
Subject: RE: DWP Business Programs

Thank you!

From: Aimiuwu, Imudiase [<mailto:Imudiase.Aimiuwu@ladwp.com>]
Sent: Thursday, March 26, 2015 10:44 AM
To: Suzanne Holley; Miranda Paster
Subject: RE: DWP Business Programs

As a public agency, the LADWP makes these programs available to assist our customers in using energy and water more efficiently, saving money, and improving our environment.

To learn more about LADWP's Commercial Rebates and Programs, please visit the site below for more information

https://www.ladwp.com/ladwp/faces/ladwp/commercial/c-savemoney/c-sm-rebatesandprograms?_adf.ctrl-state=pd9ujw4ve_4&_afLoop=7015326899933

Thank you.

Mudia
213.367.1418

From: Suzanne Holley [<mailto:SHolley@downtownla.com>]
Sent: Thursday, March 26, 2015 9:18 AM
To: Aimiuwu, Imudiase; Miranda Paster
Subject: RE: DWP Business Programs

Thanks Mudia. This is great detail but for purposes of including in a newsletter, can you provide a summary that we could use that would be around 150 words in length and could reference a website or contact for further information? This may also be helpful to other BIDs in marketing these products and it might make sense for the DWP to draft something so the messaging is consistent.

Thanks.

Suzanne



Suzanne Holley
Vice President & Chief Operating Officer
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
call (213) 416-7538
fax (213) 624-0858
email sholley@downtownla.com
go to www.DowntownLA.com



From: Aimiuwu, Imudiase [<mailto:Imudiase.Aimiuwu@ladwp.com>]
Sent: Thursday, March 26, 2015 7:19 AM
To: Miranda Paster
Cc: Suzanne Holley
Subject: RE: DWP Business Programs

Good morning,

I hope this helps.

Thank you.

Mudia
213.367.1418

From: Miranda Paster [<mailto:miranda.paster@lacity.org>]
Sent: Wednesday, March 25, 2015 6:34 PM
To: Aimiuwu, Imudiase
Cc: Suzanne Holley
Subject: DWP Business Programs

Hello.

Please, can you email Suzanne Holley of Downtown Center BID re: Business Programs of LADWP? I have copied her on this email. I think that most of the information that I have seen was in presentations at the LA BID Consortium. I don't have a hard copy of materials to share.

Thank you.

--

Counting my blessings - Sing and be Happy Today!

http://clerk.lacity.org/stellent/groups/departments/@clerk_master_contributor/documents/contributor_web_content/lacityp_026712.png

-----Confidentiality Notice-----

This electronic message transmission contains information from the Los Angeles Department of Water and Power, which may be confidential. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the content of this information is prohibited. If you have received this communication in error, please notify us immediately by e-mail and delete the original message and any attachment without reading or saving in any manner.

-----Confidentiality Notice-----

This electronic message transmission contains information from the Los Angeles Department of Water and Power, which may be confidential. If you are not the intended recipient, be aware that any disclosure, copying, distribution or use of the content of this information is prohibited. If you have received this communication in error, please notify us immediately by e-mail and delete the original message and any attachment without reading or saving in any manner.

From: Nick Griffin
Sent: Friday, March 27, 2015 4:48 PM
To: econ
Subject: GET URBAN - Thank You

Thank you to everyone who was able to attend and support the launch of **GET URBAN Get Downtown**, the DCBID's new economic development program to promote the New Downtown to innovative and creative businesses. For those who were unable to join us this time, we hope to see you at a future event.

Thanks to your interest and commitment, our tour was filled with brokers, creative companies, property owners and others, all wanting to learn more about creative space in DTLA. Our tour ended at CBRE's Global Headquarters where we heard from Downtown thought leaders Councilman Jose Huizar, DCBID President & CEO Carol Schatz and Lew Horne, CBRE President of the Greater Los Angeles-Orange County Region.

We have received nothing but positive feedback about **GET URBAN** and the exciting opportunities that await people and companies Downtown. Please let us know if you have any thoughts about the program, it is an on-going effort and we are always looking for ways it can be improved.

This is just the beginning. We will be hosting monthly workspace tours and showcases, as well as a variety of GET URBAN events throughout the year. Our next tour will be on April 23, 2015. Learn more and sign up for future events
<http://www.downtownla.com/geturban>



Nicholas Ziff Griffin
Director of Economic Development
Downtown Center Business Improvement District
626 Wilshire Blvd., Ste. 200, Los Angeles, CA 90017
Tel: (213) 416-7522
Fax: (213) 624-0858
email: ngriffin@downtownla.com
go to www.DowntownLA.com



From: Lance Oishi <lance.oishi@lacity.org>
Sent: Tuesday, March 31, 2015 9:21 AM
To: Christopher P. Stuckey, CCAM
Cc: Miguel.Vargas@lacity.org; sara.hernandez@lacity.org; diana yedoyan; Carol Schatz (DCBID); Suzanne Holley; Kevin Kershisnik; Customer Service LA; Jonny Valenti
Subject: Re: Library Court: 6th and Hope City's Bus Bench

Hi Christopher,

Just confirming my receipt of your e-mail with its attachments. Is there a way for you to send me un-compressed versions of the j-peg files? Unfortunately, the j-peg files attached to your e-mail become overly pixel-ated and unusable if they're enlarged. It would be helpful to also have the dates/times the photos and video clip were taken.

Sincerely,

--

Lance Oishi, Contract Administrator
Streetscape Development and Coordinated Street Furniture Programs
City of Los Angeles, Bureau of Street Services

Phone: (213) 847-0903

Fax: (213) 847-0975

On Mon, Mar 30, 2015 at 4:27 PM, Christopher P. Stuckey, CCAM <ChristopherStuckey@theprimeas.com> wrote:
Good Afternoon and Hello Lance,

Please note the attached. Also, please confirm receipt.

Respectfully,

Christopher Stuckey, CCAM | **Community Association Manager** | Prime Association Services | Phone [213-627-2965](tel:213-627-2965), Ext. 162 | Fax [213-626-0081](tel:213-626-0081)

Corporate Office | 635 Camino de los Mares, Suite 100, San Clemente, CA 92673 | Phone [800.706.7838](tel:800-706-7838) | Fax [800.706.7858](tel:800-706-7858) | **Los Angeles Office** | 304 S. Broadway, Suite 494, Los Angeles, CA 90013 | Phone [213.627.2965](tel:213-627-2965) | Fax [213.626.0081](tel:213-626-0081) | **Desert Office** | 36-953 Cook Street, Suite 101, Palm Desert, CA 92211 | Phone [760.360.5580](tel:760-360-5580) | Fax [760.360.5588](tel:760-360-5588) | **Inland Empire Office** | 25090 Jefferson Avenue, Ste D, Murrieta, CA 92562 | Phone [951.335.8563](tel:951-335-8563) | Fax [951.374.1651](tel:951-374-1651) | www.theprimeas.com |

Save a tree: Consider the environment before printing this email

This e-mail communication and any attachments, including documents, files, or previous e-mail messages, constitute electronic communications within the scope of the Electronic Communications Privacy Act, 18 USCA 2510 et al. This e-mail communication may contain non-public, confidential or legally privileged information intended for the sole use of the designated recipient(s). The unauthorized and intentional interception, use, copy or disclosure of such information, or attempt to do so, is strictly prohibited and may be unlawful under applicable laws. If you have received this e-mail communication in error, please immediately notify the sender by return e-mail and delete the original e-mail from your system.